







**\*\* NEW BUILD \*\* THREE BEDROOM DETACHED FAMILY HOME \*\* LOUNGE \*\* CLOAKROOM \*\* OPEN PLAN KITCHEN DINER \*\* ENSUITE TO MASTER \*\* GARAGE \*\* ENCLOSED GARDEN \*\***

Just moments from lively market town Burton-on-Trent, St Aidan's Garden offers a stunning selection of 2, 3 & 4 bedroom homes for couples and families alike.

Designed to provide the best of modern living, first-time buyers and families looking for space to thrive will adore these homes built to stand the test of time with their thoughtfully designed specification and versatile living spaces.

At Lovell, we prioritise customer satisfaction from start to finish, and our spectacular new homes at St Aidan's Garden are sure to not disappoint.

This spacious three bedroom home features a kitchen/dining with French doors leading onto the garden and integrated appliances, separate living room and WC to the ground floor.

The first floor features three bedrooms, en-suite to bedroom one and family bathroom.

Key Features:

- \* Integrated Appliances
- \* French doors leading onto the garden from the kitchen/dining area
- \* Separate living room
- \* Cloakroom to ground floor
- \* Three bedrooms
- \* En-suite to bedroom one

\* Images for illustration purposes only

 **ABODE**  
SALES & LETTINGS



## SUMMARY

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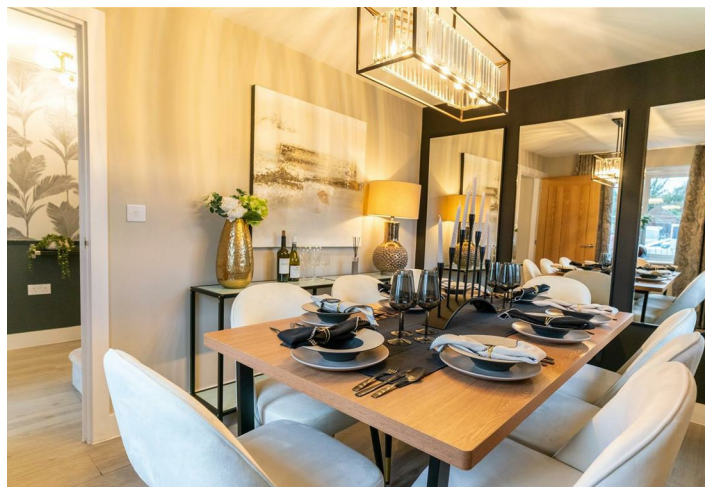
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## CHARGES

All properties are subject to a Service Charge















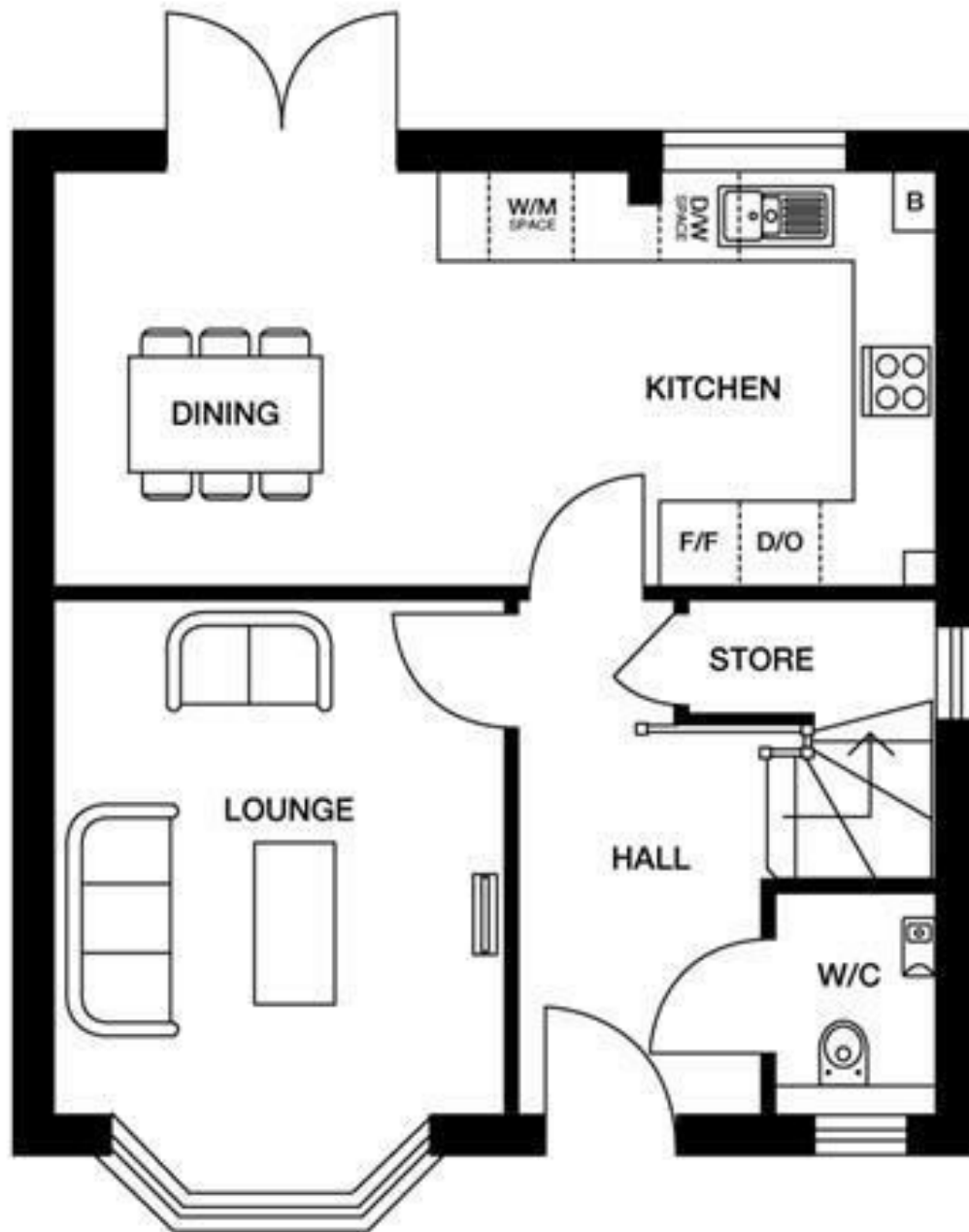




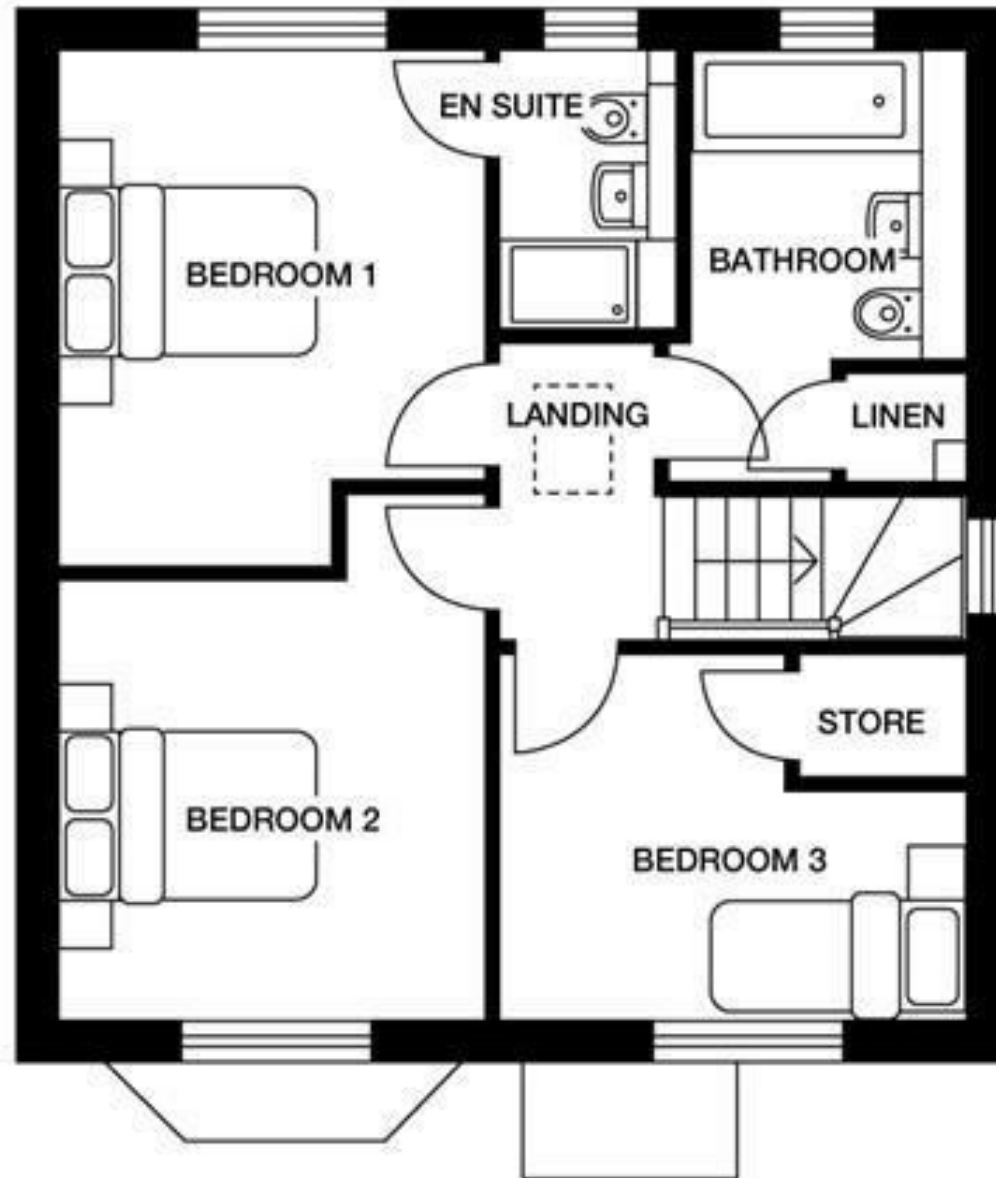




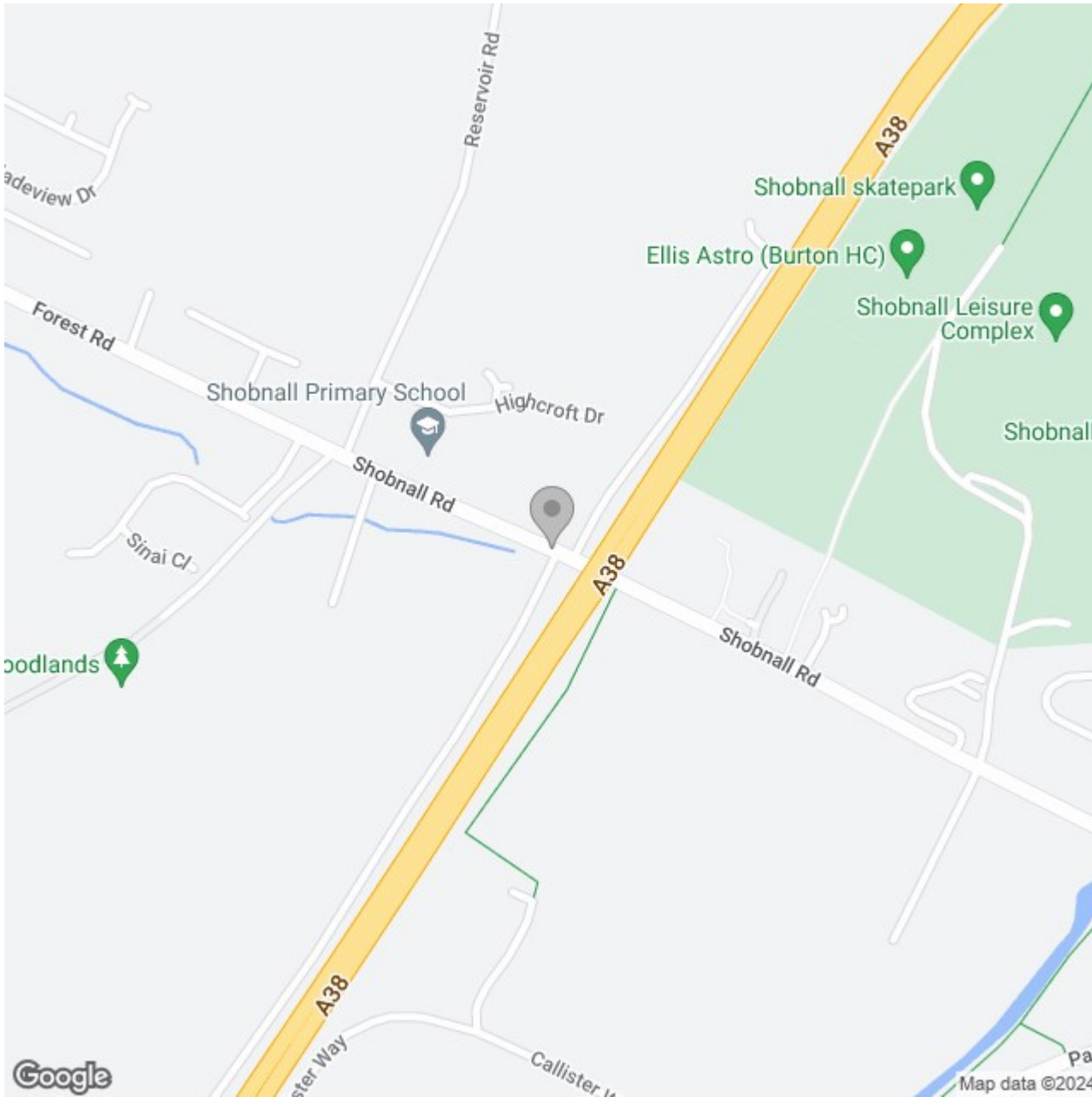












### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	