ABODE
SALES & LETTINGS

Wesley Close, Doveridge, DE6 5PL

Offers Over £200,000

https://www.abodemidlands.co.uk

Set in the village of Doveridge on the popular Bellway development stands this delightful two-bedroom townhouse. An excellent opportunity for first-time buyers or investor. With no upward chain, the property offers a seamless transition into your new home.

The home comprises of entrance hallway, cloakroom, spacious lounge and well-appointed kitchen diner.

Upstairs, you will find two generously sized bedrooms, and family bathroom.

Outside, the property benefits from off-road parking and enclosed rear garden. The property is within easy reach of Uttoxeter and road network links of the A50 joining M6 & MI.

This townhouse is a wonderful blend of comfort and practicality, set in a peaceful village environment. Viewing strictly by appointment only.

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ENTRANCE HALLWAY

CLOAKROOM
4.2 x 4.

LOUNGE
13,1 x 13,6

KITCHEN
13.1 x 11.

LANDING

MASTER BEDROOM
13.2 x 8.10

BEDROOM TWO
13.2 x 5.11 min

FAMILY BATHROOM
5.6 x 7.6

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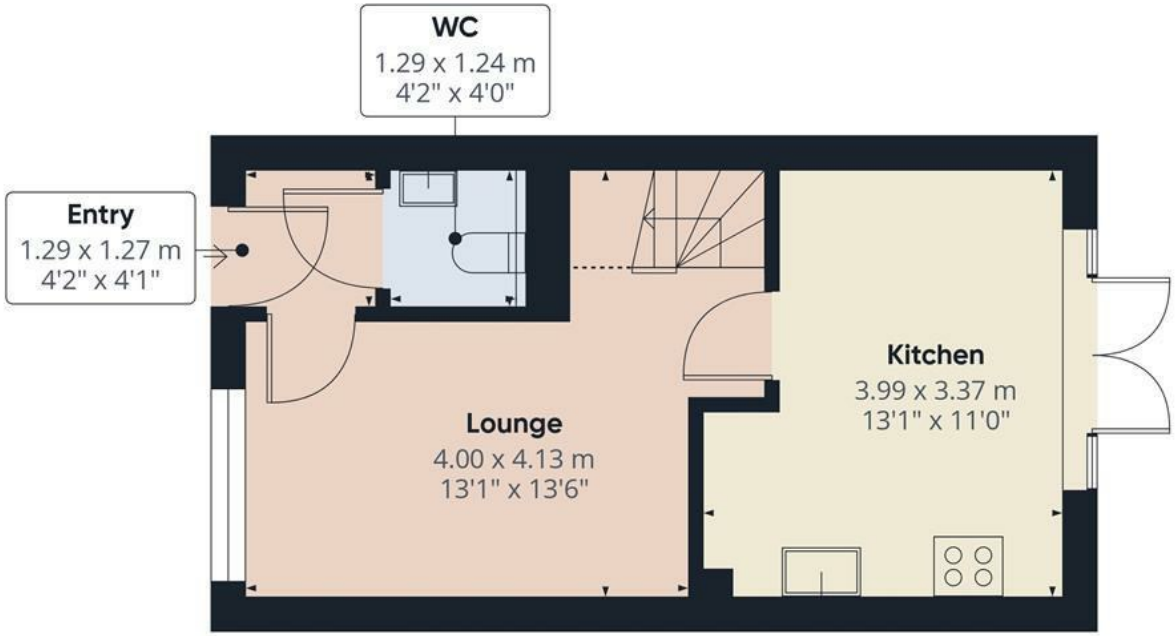
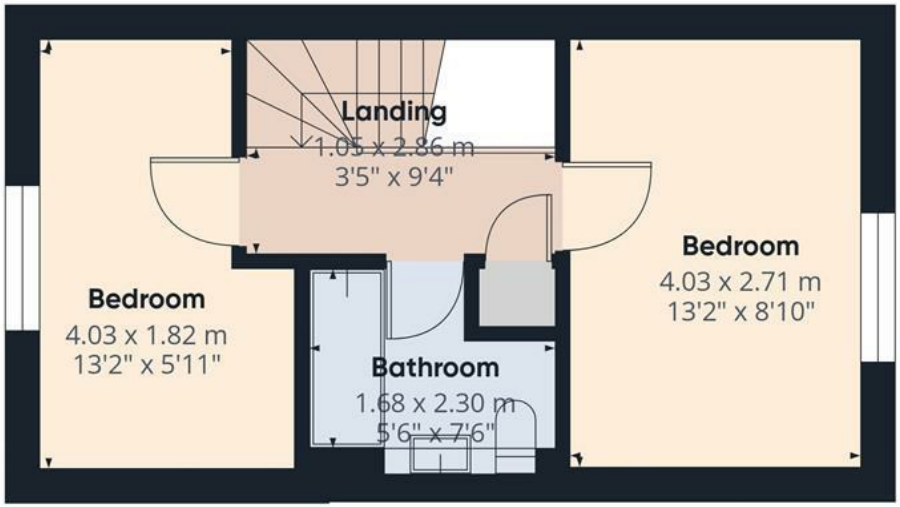


Floor 0



Floor 1

Approximate total area(1)

57 m²

613 ft²

Reduced headroom

0.8 m²

9 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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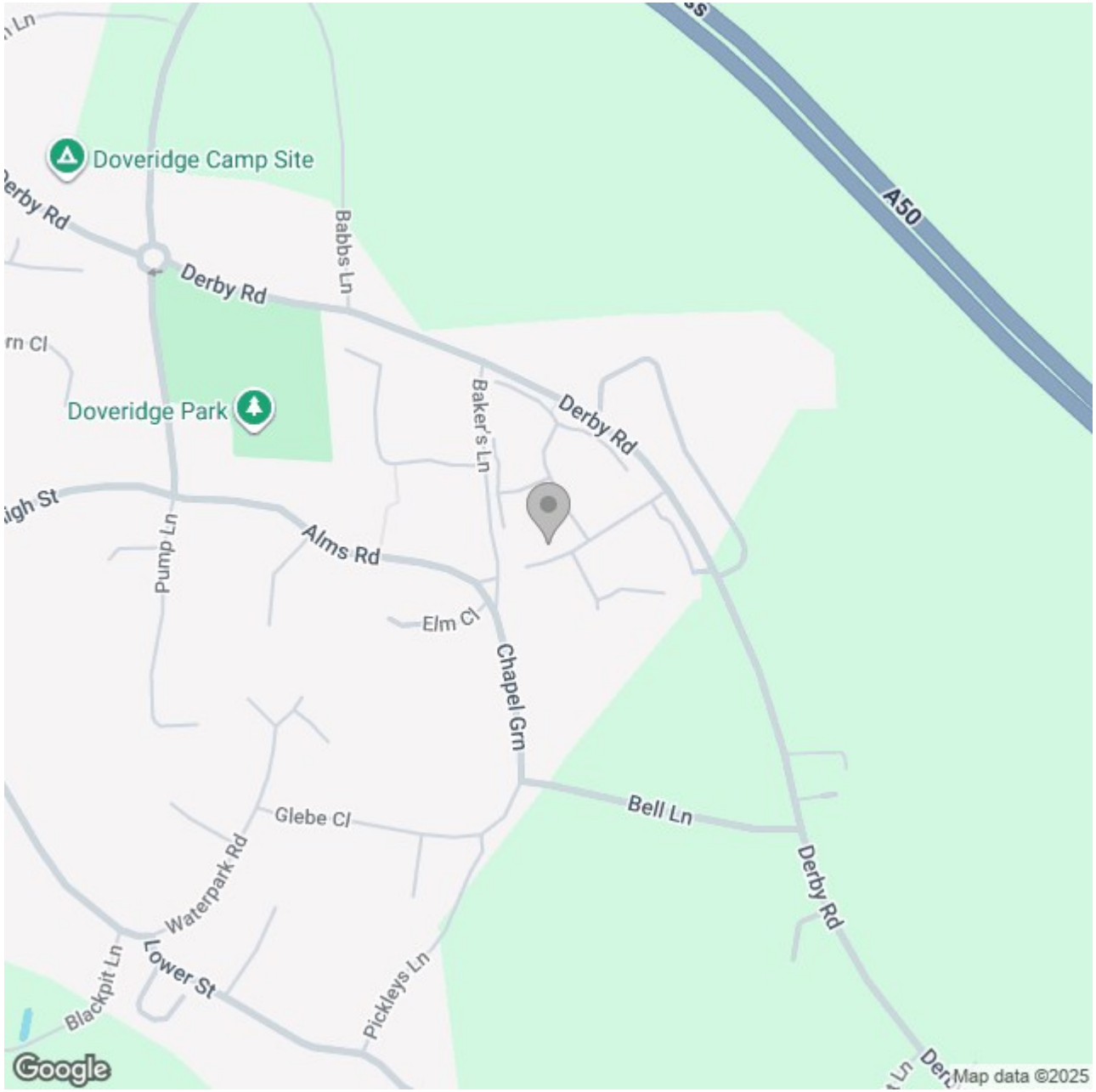

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B		
(69-80) C	79	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

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