



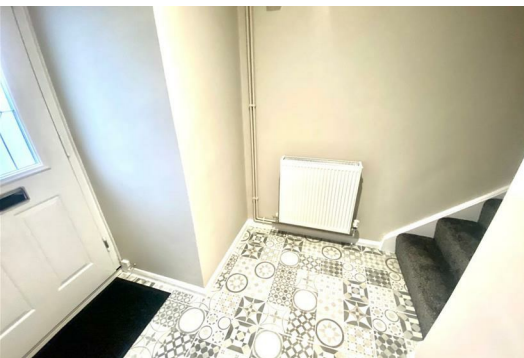
16 The Ridgeway

, Burbage, LE10 2NR

£1,295 Per Calendar Month



A recently renovated show house standard three bedroomed semi-detached house having the benefit of newly fitted kitchen with integrated dishwasher and a newly fitted bathroom, new carpets and floor coverings throughout, newly decorated throughout, UPVC double glazing, gas fired central heating, conservatory, two to three car driveway, detached garage. **MUST BE VIEWED**



Reception hall 6'7" max x 4'1" min (2.02 max x 1.27 min)

Having central heating radiator, staircase to first floor, patterned floor.

Spacious through lounge/dining room 20'7" max x 14'11" max (6.28 max x 4.56 max)

Having twin UPVC double glazed windows with fitted window blinds, double glazed patio door, central heating radiator, arch way, smoke detector, coving, power points, two wall light points, room stat,

Newly Re Fitted Kitchen (rear) 10'1" max x 8'6" max (3.08 max x 2.61 max)

Having stainless steel sink unit, range of base and wall units in grey gloss comprising of two base units and five wall units, seven drawers, associated work surfaces, split level ceramic hob with glass splashback, electric fan assisted oven, ceramic tiled floor, plumbing for washing machine, UPVC double glazed window, UPVC double glazed door, under stairs cupboard off, central heating radiator.

Conservatory (rear) 11'2" x 8'10" (3.40 x 2.70)

Having central heating radiator, double glazed door, double glazed windows, poly-carbonate roof.

First floor landing 7'1" x 6'10" (2.16 x 2.09)

Having roof void access, UPVC double glazed window.

Bedroom 1 (front) 11'2" x 11'1" (3.40 x 3.38)

Having UPVC double glazed window, central heating radiator, power points.

Bedroom 2 (rear) 11'0" max x 9'6" max (3.36 max x 2.91 max)

Having UPVC double glazed window, central heating radiator, power points.

Bedroom 3 (front) 8'4" x 7'2" (2.54 x 2.18)

Having central heating radiator, UPVC double glazed window, power points.

Modern bathroom (rear) 7'10" x 5'8" (2.40 x 1.72)

Having obscure UPVC double glazed window, full suite in white comprising P-shaped bath with chrome mixer shower and curved glazed side screen, pedestal wash hand basin, low flush w.c, chrome ladder style central heating radiator, obscure UPVC double glazed window, ceramic wall tiling, linen cupboard off with wall mounted Potterton Pro-former 24Eco He boiler.

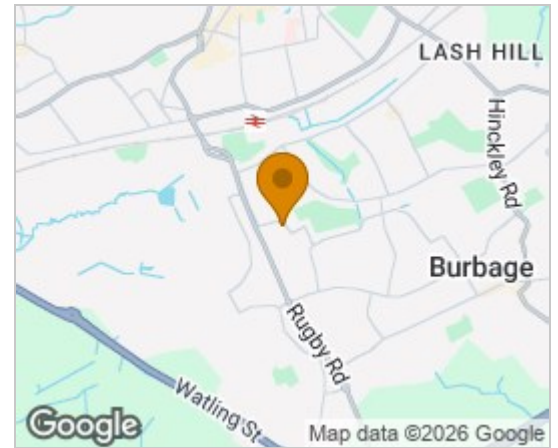
Outside

Having enclosed rear garden with lawn, paved patio, Front garden with lawn, driveway suitable for two to three cars.

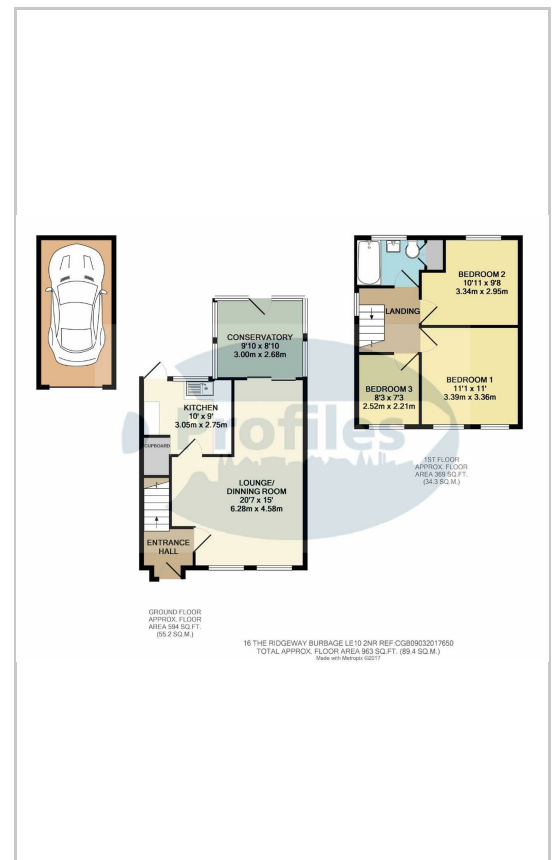
Detached garage 16'9" x 7'10" (5.10 x 2.40)

Having up and over door.

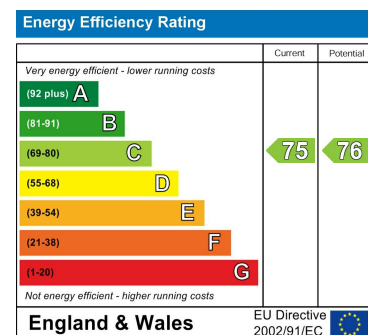
Area Map



Floor Plans



Energy Efficiency Graph



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