

FOR SALE


NEW HOME £389,950 Freehold



REDDINGTON
SALES & LETTINGS

**PLOT 7 Manor Green, The
Green, Donington le Heath,
Coalville, Leicestershire. LE67
2GE**

Thringstone
20-22, Main Street, Thringstone, Coalville, LE67 8NA

01530 223402 
info@reddingtonhomes.co.uk

ABOUT THE PROPERTY

Williams Homes and Reddingtons are delighted to offer The Swithland a beautiful detached family home to the market. Situated on a new development in the highly desirable location of Donington le heath offering spacious accommodation and being finished to a high specification viewings are highly advised! The property comprises of living room, Family Room, Utility room and a beautiful open plan kitchen/Diner with patio doors leading to the rear garden. To the first floor there are four bedrooms with an en-suite to the master and a stunning family bathroom. Outside of the property offers Double garage off road parking for two vehicles and a low maintenance spacious turfed rear garden perfect for entertaining family and friends. It also benefits from a 10 YEAR NHBC WARRANTY and 2 YEAR MANUFACTURERS GUARANTEE on all appliances.

FEATURES

- BRAND NEW DEVELOPMENT BUILT BY WILLIAMS HOMES
- NEW RELEASE " The Swithland"
- 4 Double bedroom detached property
- Detached double garage & carparking spaces
- 10 Year NHBC Warranty
- Choice of kitchens & porcelain tiles (dependant on build stage)
- Quality appliances and superb specification
- SALES OFFICE OPEN 10am - 4pm SAT/ SUN LE67 2GE



Find your home.
Development Siteplan

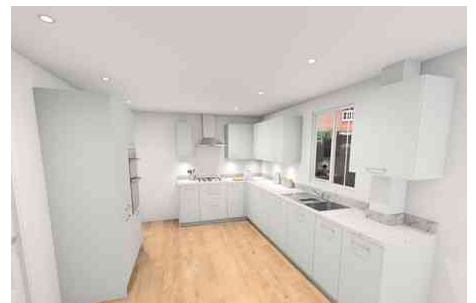
MANOR GREEN
The Green, Dunnington le Heath

A beautiful selection of 11, 13 and 15 bed houses
located in the heart of Dunnington le Heath, Dunnington

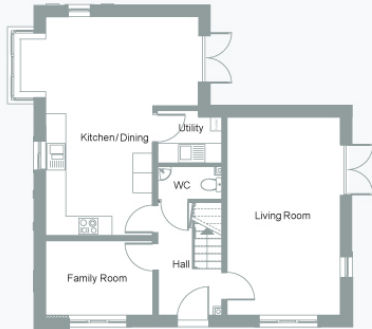
- | | |
|---------------------|---------------------|
| 11 Bed House | 13 Bed House |
| 15 Bed House | 15 Bed House |
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| 15 Bed House | 15 Bed House |



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|--|--|---|--|
| Appliances & fittings | Windows & doors | Lighting | Other features |
| <ul style="list-style-type: none"> 100% energy efficient appliances 100% energy efficient lighting 100% energy efficient windows 100% energy efficient doors 100% energy efficient flooring 100% energy efficient heating 100% energy efficient ventilation 100% energy efficient insulation 100% energy efficient glazing 100% energy efficient draught proofing 100% energy efficient air conditioning 100% energy efficient water heating 100% energy efficient hot water storage 100% energy efficient hot water circulation 100% energy efficient hot water distribution 100% energy efficient hot water return 100% energy efficient hot water recovery 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration | <ul style="list-style-type: none"> 100% energy efficient windows 100% energy efficient doors 100% energy efficient glazing 100% energy efficient draught proofing 100% energy efficient air conditioning 100% energy efficient water heating 100% energy efficient hot water storage 100% energy efficient hot water circulation 100% energy efficient hot water distribution 100% energy efficient hot water return 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration | <ul style="list-style-type: none"> 100% energy efficient lighting 100% energy efficient ventilation 100% energy efficient insulation 100% energy efficient glazing 100% energy efficient draught proofing 100% energy efficient air conditioning 100% energy efficient water heating 100% energy efficient hot water storage 100% energy efficient hot water circulation 100% energy efficient hot water distribution 100% energy efficient hot water return 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration | <ul style="list-style-type: none"> 100% energy efficient hot water storage 100% energy efficient hot water circulation 100% energy efficient hot water distribution 100% energy efficient hot water return 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration 100% energy efficient hot water regeneration |



FLOORPLAN



Ground Floor

Living room	6000	x	3470	19'8	x	11'5
Kitchen	3800	x	3275	12'5	x	10'9
Dining Area	4650	x	2725	15'3	x	8'11
Utility	1975	x	1425	6'6	x	4'9
Family Room	3275	x	2320	10'9	x	7'7
WC	1975	x	1000	6'6	x	3'3
Detached Double Garage	6000	x	6000	19'8	x	19'8

First Floor

Bed 1	4650	x	3000	15'3	x	9'10
En-suite	2300	x	2100	7'6	x	6'10
Bed 2	3500	x	3225	11'5'6	x	10'7
Bed 3	3775	x	2425	12'5	x	7'11
Bed 4	2690	x	2400	8'10	x	7'10
Bathroom	2850	x	2650	9'4	x	8'8

This is an artistic interpretation, therefore variations in finishes and exact layout may not be accurate. Please ask your Sales Manager for complete specifications. Images are for illustration purposes only. Please be aware that a tolerance of 50mm should be taken into consideration for plasterboard and brickwork. Measurements provided are maximum measurement information for the space.

EPC



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