



**AMERSHAM WAY, MEASHAM, DE12**  
£1,100 per month\*

**Carter Jonas**

# AMERSHAM WAY, MEASHAM, DE12

A 3 bedroom detached house with garage and private rear garden.

Accommodation comprises - Ground Floor: Entrance hall, downstairs WC, sitting room and kitchen/diner with access to rear conservatory. First Floor: Three bedrooms, master with en suite shower room and fitted wardrobes and a family bathroom with shower over bath.

Externally: Off-street parking in the form of a tandem driveway, garage with internal access and a private rear garden.

No access to Loft. No white goods. Mains gas, electricity, water and drainage. Gas Central Heating. Flood Risk – Very Low.

Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk)

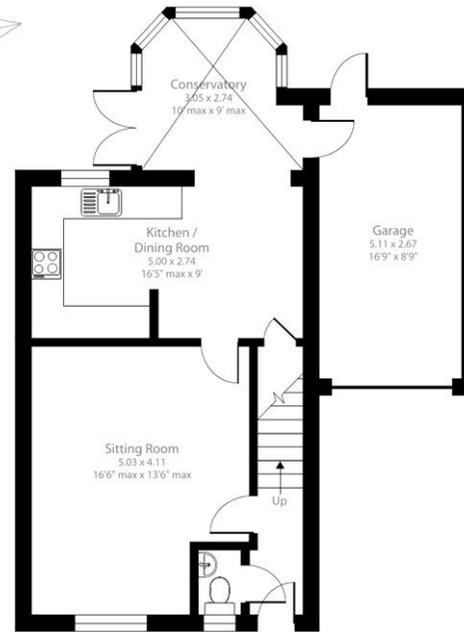
Available unfurnished from Early February 2025 for an initial 12 month term.

- Council Tax = C
- Deposit Required = £1,269.00
- Minimum term 12 months
- 3 Bedrooms
- Downstairs cloakroom
- Sitting Room
- Kitchen/Diner
- Conservatory
- 1 En suite shower room
- 1 Bathroom
- Private rear garden
- Off-street parking
- Garage
- EPC = C

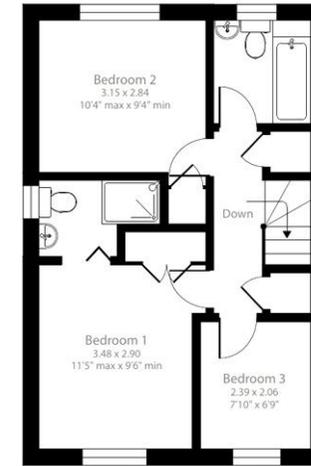
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C	69	80
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

## Amersham Way, Measham, Swadlincote, DE12

Approximate Area = 977 sq ft / 90.8 sq m  
Garage = 148 sq ft / 13.7 sq m  
Total = 1125 sq ft / 104.5 sq m  
For identification only - Not to scale



Ground Floor



First Floor

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2024. Produced for Carter Jonas. REF: 1218820



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Classification L2 - Business Data

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