



Asking Price £420,000 | Freehold
Fisher Drive, Melton Mowbray, LE13 0XN





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- Brand New Home
 - Quiet end of Cul-de-Sac Position
 - En-suites to Principal Suite and Bedroom Two
 - Move In For Summer
 - Upgraded To a High Specification
 - Fibre Broadband To Cabinet
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The Rose is a four-bedroom home with plenty of space, including an open-plan kitchen, dining, and family area, a spacious dual-aspect living room, and two en suites.

A stunning exterior opens onto a welcoming hallway, providing access to a spacious dual-aspect living room with French doors to the rear garden, plus a family area to the front of the home. The dual-aspect family space flows through open-plan space to a well-appointed kitchen with fitted units and integrated appliances, then to a dining area with a second set of French doors to the garden. An adjacent utility room offers a second sink and additional preparation space. A downstairs cloakroom and two storage cupboards to the hall complete the ground floor.

On the first floor, bedrooms one and two feature en suites, with the former also benefitting from a dressing area. Bedrooms 3 and 4 are also found on this floor, alongside the modern family bathroom. All four bedrooms are double in size, and the bathroom is finished to the highest standard, with white sanitaryware, stylish wall tiling, and a separate bath and shower.





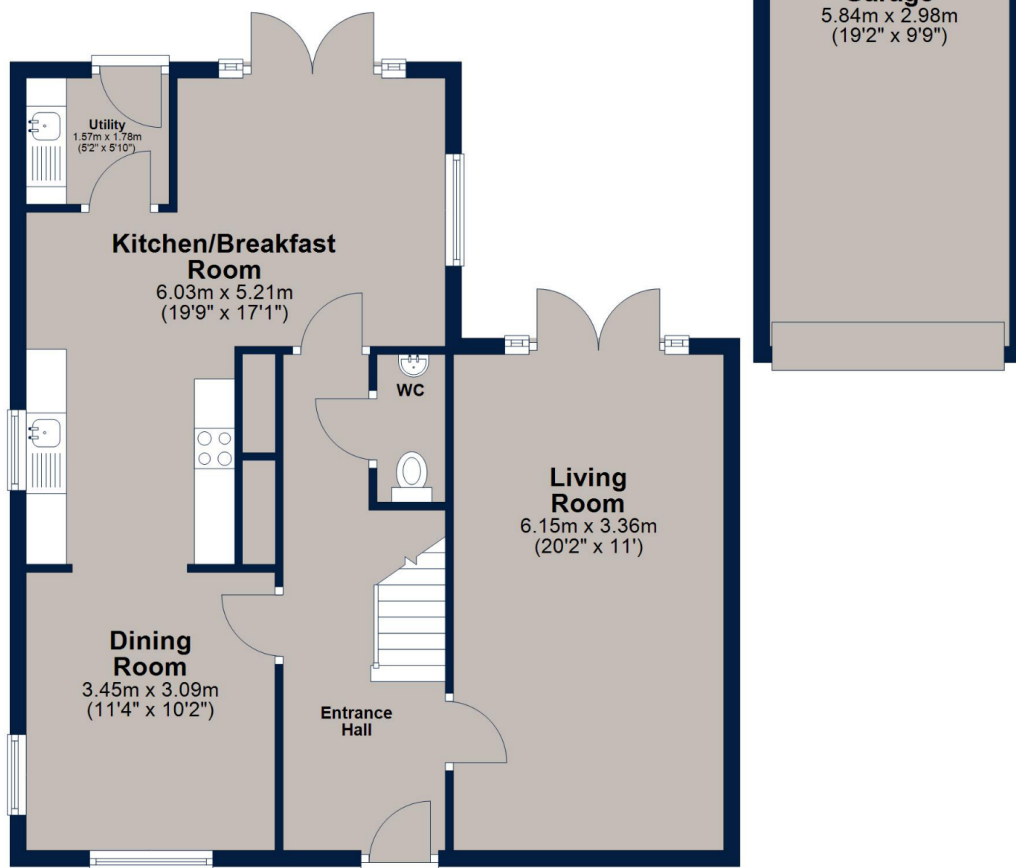






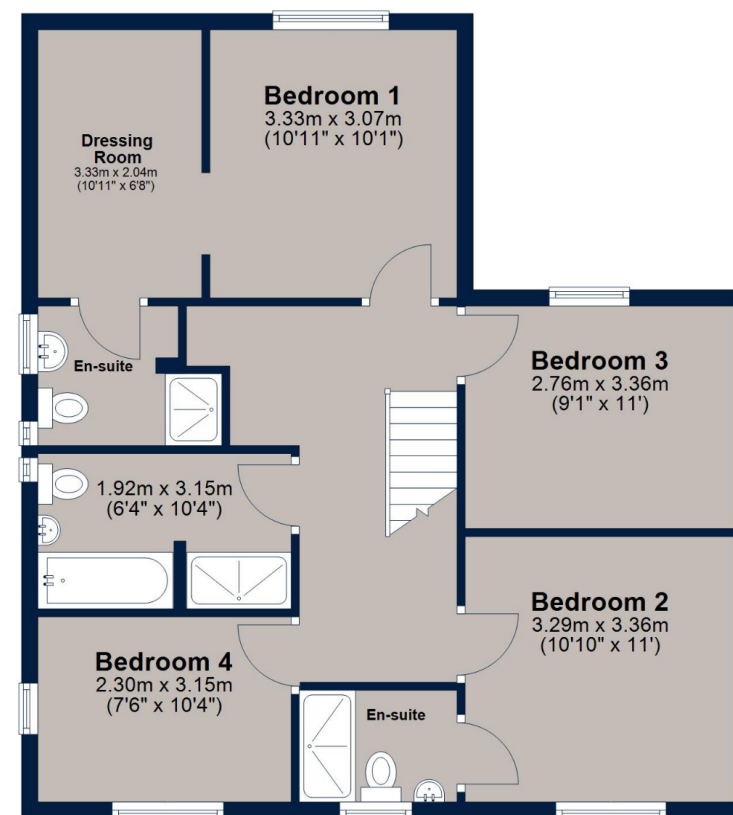
Ground Floor

Approx. 88.5 sq. metres (952.9 sq. feet)



First Floor

Approx. 71.1 sq. metres (765.7 sq. feet)



Total area: approx. 159.7 sq. metres (1718.6 sq. feet)

Key Information

Local Authority: Melton Borough Council

Council Tax Band: TBC

Tenure: Freehold

EPC Rating: B

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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