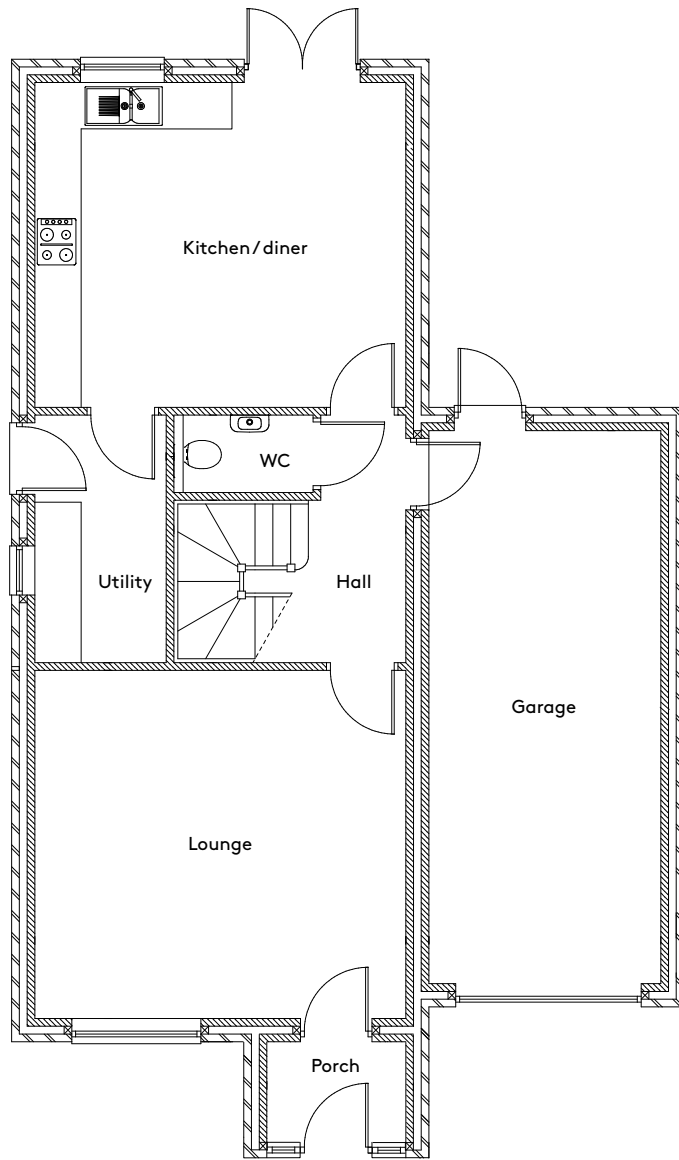




No 3
Melton View
Sprotbrough



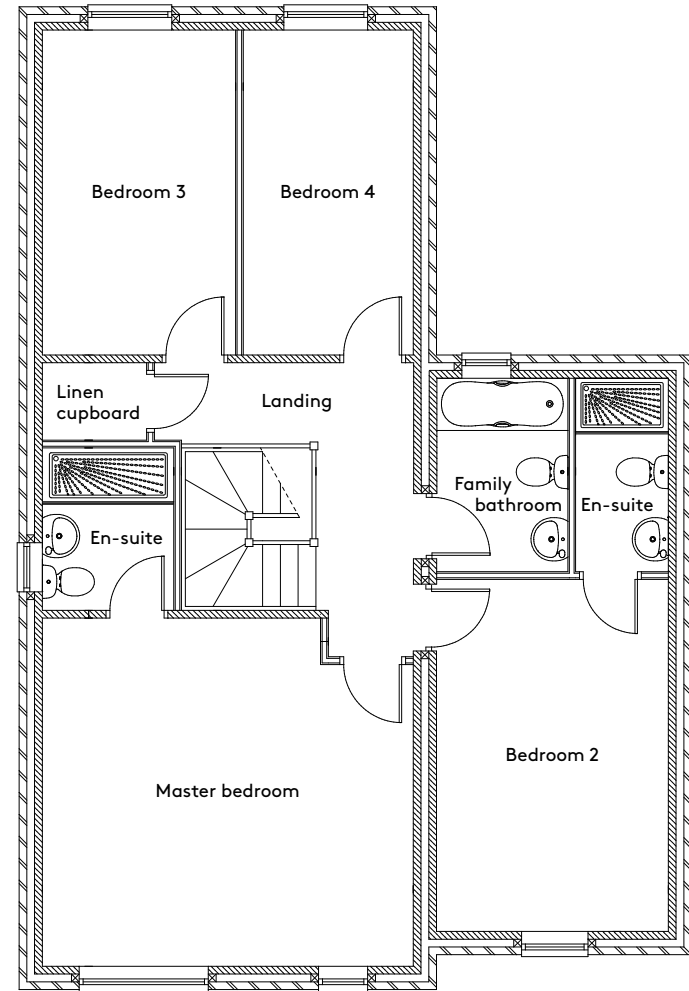
SWAN HOMES



Ground floor

Porch	1.5m x 2.4m	4'11" x 7'10"
Lounge	4.5m x 4.8m	14'9" x 15'9"
Kitchen/diner	4.2m x 4.8m	13'9" x 15'9"
Utility	3.2m x 1.7m	10'6" x 5'7"
WC	1m x 1.8m	3'3" x 5'11"
Hall	3.2m x 1.3m	10'6" x 4'2"
Garage	7.2m x 3m	23'5" x 9'10"

Measurements are approximate and based on the longest distance in each room.



First floor

Master bedroom	4.5m x 4.8m	14'9" x 15'9"
En-suite	2.1m x 1.7m	6'11" x 5'7"
Bedroom 2	4.6m x 3m	14'11" x 9'10"
En-suite	2.5m x 1.2m	8'2" x 3'11"
Bedroom 3	4.2m x 2.5m	14'9" x 8'2"
Bedroom 4	4.2m x 2.2m	13'9" x 7'3"
Family bathroom	2.5m x 1.7m	8'2" x 5'7"
Landing	3.2m x 3.3m	10'6" x 10'10"
Linen cupboard	1m x 1.4m	3'3" x 4'5"

Crafting your family home

Sited separately, with the largest front garden, this four-bedroom property is the ideal home for the growing family.

This stunning house with an attractive open frontage enjoys views over an established ash tree. A bright and contemporary open-plan kitchen leads out conveniently on to the patio and rear gardens.

Upstairs a light, airy gallery-landing leads to a master bedroom with a large walk-in shower and family bathroom with decorative feature tiling.

This spacious home has all the features a growing family needs.

- Traditionally finished, meticulous detailing throughout the home
- Electric gate and garage door, video intercom and dual-zone security alarm
- Real wood oak flooring, carpeting and Porcelanosa tiling
- Contemporary oak doors
- High spec, stunning luxury kitchen and bathrooms
- Smart-home, future-proof network points and Nest intelligent heating
- Which? award-winning boiler and 10-year new home warranty



SWAN HOMES

Call us to arrange a viewing...

0330 606 1401

info@swanhomes.co.uk
swanhomes.co.uk

All site plans, floor plans and any related property literature are for guidance only. Drawings and plans are not to scale and any dimensions, areas or distances given are approximate and for identification only.

Artist's impressions, images and CGI's are for illustration purposes only and intended as a guide. Swan Homes reserve the right to amend property specifications and development details without prior notice.