



Martin Drive | Stafford | ST16 1AQ
Offers In The Region Of £260,000

W Webbs
estate agents

Summary

** NEW BUILD ** BUYERS INCENTIVES ** SOLAR PANELS AND EV CHARGER ** TWO DOUBLES BEDROOMS ** TWO ENSUITES ** CALL BRANCH ON 01889 583377 FOR MORE INFORMATION **

The ASHDOWN is a two-bedroom SEMI-DETACHED home, briefly comprising a through hallway, guest WC, kitchen and generous lounge diner with French doors to the rear garden. Upstairs benefits from two double bedrooms, TWO ENSUITES and family bathroom. Externally there is a private rear garden and driveway.

All David Wilson Homes come with a 10-year NHBC Buildmark warranty – this means they have complied with the NHBC Standards which set out the technical requirements for design, materials and workmanship in new home construction. So you can buy one of their spacious new homes with confidence.

David Wilson Homes use highly thermally efficient insulation and argon-filled double-glazing as standard, which allows the heat from the sun in whilst minimising heat loss. So no matter how cold it is outside, you can stay cosy whilst keeping your bills down. In fact, a brand-new home could be up to 69% cheaper to run, meaning you could save up to £1,418 on your bills each year, compared to an

Key Features

- BUYERS INCENTIVES
- 10 YEARS NHBC BUILDERS WARRANTY
- TWO ENSUITES
- MODERN KITCHEN & GUEST WC
- DRIVEWAY
- FABULOUS DEVELOPMENT
- TWO DOUBLE BEDROOMS
- SPACIOUS LOUNGE DINER
- PRIVATE REAR GARDEN
- SOLAR PANELS & EV CHARGER

Rooms and Dimensions

THROUGH HALLWAY

GUEST WC

SPACIOUS LOUNGE DINER

15'1" x 13'11" (4.612m x 4.248m)

MODERN KITCHEN

10'0" x 7'9" (3.057m x 2.378m)

LANDING

BEDROOM ONE

11'5" x 10'6" (3.504m x 3.211m)

ENSUITE SHOWER ROOM

BEDROOM TWO

13'4" x 8'7" (4.089m x 2.632m)

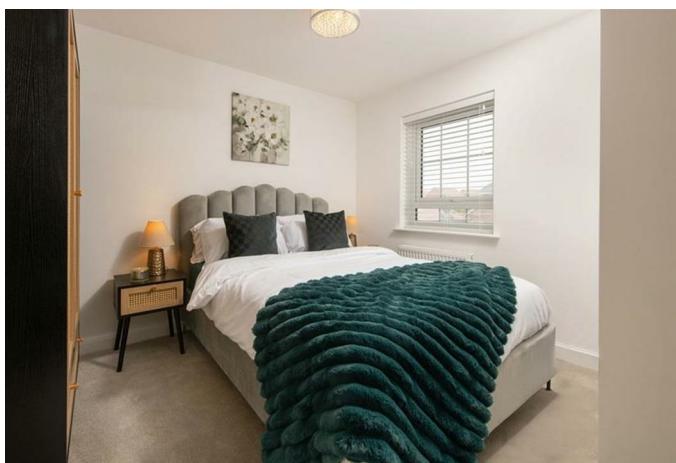
ENSUITE SHOWER ROOM

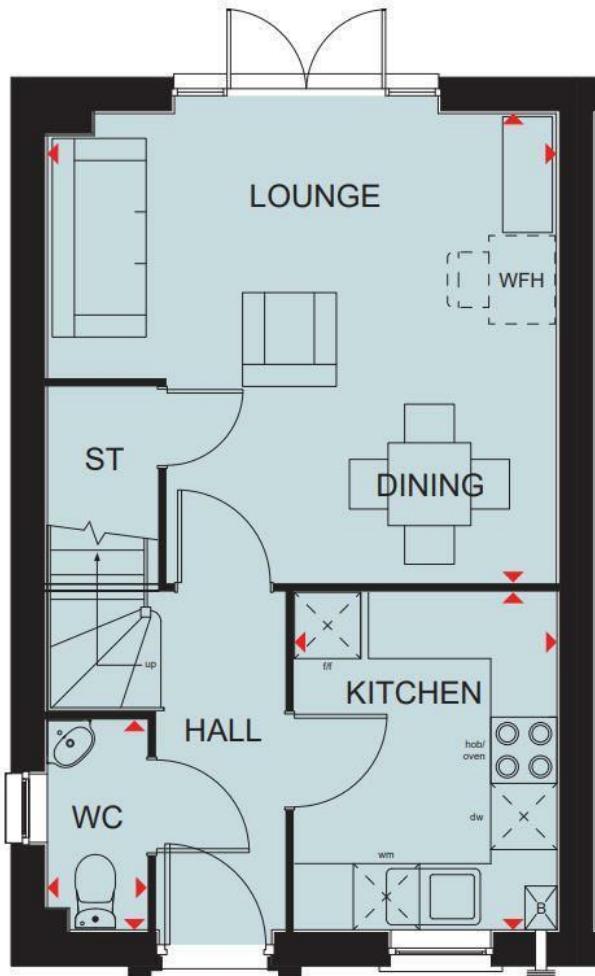
PRIVATE REAR GARDEN

DRIVEWAY

Identification Checks (R)







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current		Potential	
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
Band A	B	Band A	B
Band B	C	Band B	C
Band C	D	Band C	D
Band D	E	Band D	E
Band E	F	Band E	F
Band F	G	Band F	G
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	