



2 Majestic Place, Swadlincote, DE11 9BA

Well maintained mid Town House with allocated parking benefiting from Gas central heating, uPVC Double Glazing the accommodation comprises: Kitchen Diner with fitted appliances, downstairs WC, 2 Bedrooms, Bathroom with shower over bath, enclosed garden. Very close to Swadlincote Town Centre. Unfurnished, Energy Rating C, Council Tax A.

- 2 Bedroom Mid Terrace
- Close to Swadlincote Town Center
- Benefiting from gas central heating and uPVC double glazing
- Lounge
- Kitchen/diner with integrated appliances
- Bathroom with shower over bath
- Enclosed rear garden
- Allocated parking space in communal car park
- EPC C
- Council tax A

£800 PCM* Fees Apply



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus)	A	92
(81-91)	B	
(69-80)	C	78
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		