

The Old Cottage, Scalford Hall Melton Road, Scalford, LE14 4UB
Asking price £580,000
Council Tax Band: E

H&H
BESPOKE



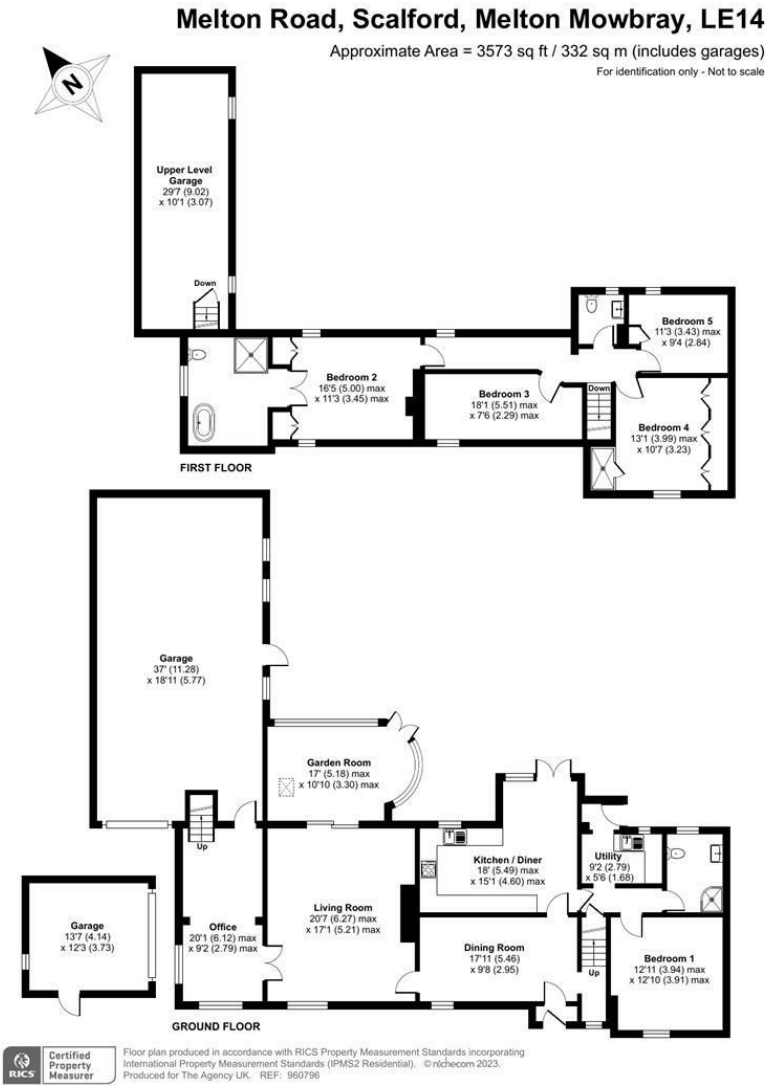
Tucked away just off Melton Road on the outskirts of Scalford, this impressive detached home offers a delightful blend of character and modern living. This home boasts a generous living space of over 3,500 square feet (including garages,) making it an ideal family home.

Upon entering, you are greeted by one of the spacious reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The layout provides ample room for relaxation and socialising, ensuring that every member of the household can find their own space. The four well-proportioned bedrooms offer comfortable accommodation, catering to families of all sizes and multi-generational living.

The property features a well-appointed bathrooms both on the ground floor and first floor, designed for both functionality and comfort. The charm of this home is further enhanced by its period features, which add a touch of elegance and warmth throughout.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		100
(81-91) B	81	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	