

# The Ashover

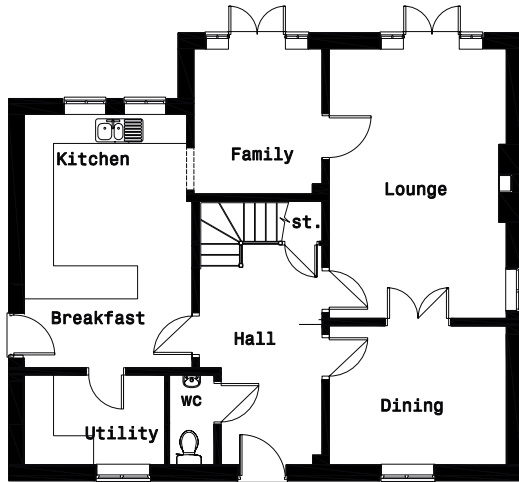
plots 4,6,13



• 5 bedrooms • 2 bathrooms, 2 ensembles • 3 floors • Floor area 2441ft<sup>2</sup>/227m<sup>2</sup>

## Floor layouts & sizes

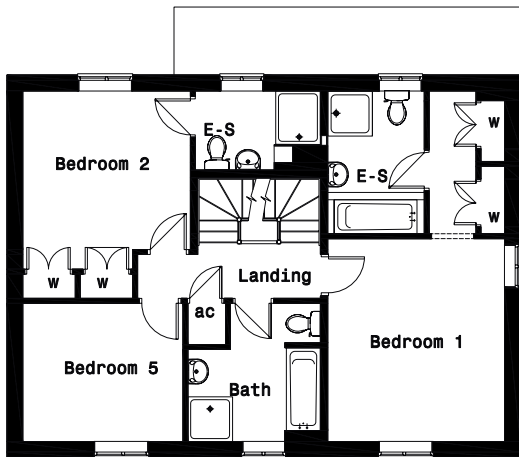
# The Ashover



Ground Floor

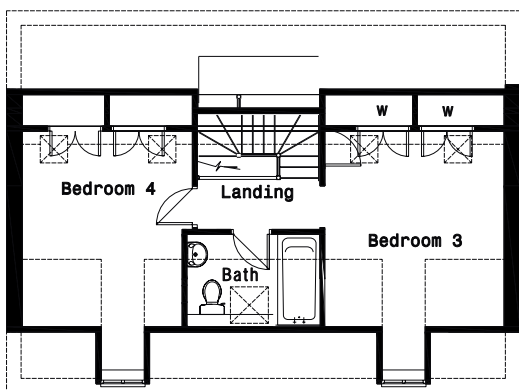
GROUND	Hallway	4.1 x 2.6m
	Lounge	5.7 x 3.7m
	Kitchen	5.3 x 3.5m
	Family Area	3.1 x 2.7m
	Dining Room	2.9 x 3.7m
	Utility	1.9 x 2.9m
	Cloakroom	1.9 x 1.0m

### GARAGE



First Floor

FIRST	Bed 1	4.4 x 3.7m
	Ensuite	3.0 x 2.0m
	Dressing	3.0 x 1.6m
	Bed 2	4.3 x 3.5m
	Ensuite	1.7 x 2.6m
	Bed 5	2.9 x 3.3m
Bathroom	2.9 x 2.8m	



Second Floor

SECOND	Bed 3	4.8 x 3.7m
	Bed 4	4.8 x 3.3m
	Bathroom	1.9 x 2.8m



Four Lane Ends, Oakerthorpe, Derbyshire DE55 7LN

**01773 520048**

[www.jmelrosehomes.com](http://www.jmelrosehomes.com)

[info@jmelrosehomes.com](mailto:info@jmelrosehomes.com)

Important Notice: These particulars are for illustration only. Individual features such as windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance and cannot be relied upon as accurately describing any of the Specified Matters prescribed by any Order made under the Property Misdescriptions Act 1991. Nor do the contents constitute a contract, part of a contract or a warranty.

Total dimension stated are internal floor areas including hallways and garage.