



## 6 WALNUT CLOSE SPALDING, PE12 0FW

£995 PER MONTH

Nestled in the charming area of Walnut Close, Sutton St James, this delightful semi-detached house offers a perfect blend of modern living and comfort. As a new build, the property boasts contemporary design and finishes, ensuring a fresh and inviting atmosphere throughout.

Inside, you will find a spacious reception room that serves as an ideal space for relaxation or entertaining guests. The house features two well-proportioned bedrooms, providing ample space for a small family or professionals seeking a comfortable home. The bathroom is thoughtfully designed, catering to all your needs.

One of the standout features of this property is the convenient parking available for two vehicles, making it an excellent choice for those with multiple cars.

With its appealing location and modern amenities, this semi-detached house in Sutton St James is a wonderful opportunity for anyone looking to settle in a friendly community. Don't miss the chance to make this lovely property your new home.





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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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