



**11 Long Edge Lane, DN5 9DR**

**£245,000 OffersInRegionOf  
Tenure Freehold**

A well-presented three-bedroom semi-detached family home in the popular area of Scawthorpe, close to local amenities, schools, and transport links. Offering spacious living, a practical layout, and outdoor space, ideal for families or first-time buyers. Sold off market, with our strong market share in DN5, register with us to avoid missing out on similar homes, or get in touch for a free, no obligation valuation.

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

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