

Home 2 Sell

Quality Service For Less



2 Maidwell Close

Belper, DE56 1TE

Offers Around £284,000



Set well back from the road enjoying a gently elevated position is this modern three bedroom detached residence, occupying a popular and convenient cul-de-sac location in a much sought after area of Belper, Derbyshire. The well proportioned and maintained living accommodation has the benefit of gas central heating and PVCu double glazing, and a recommended internal inspection will reveal entrance hall, guest cloakroom WC, lounge having sliding doors to the garden, dining room being open plan to the modern fitted kitchen. To the first floor, the landing leads to a master bedroom with built-in wardrobes, en suite shower facility, two further well proportioned bedrooms, and a family bathroom having a three piece suite. Outside, there is a tarmac driveway providing useful car standing space leading to the single detached garage. A special feature of the sale is the delightful enclosed rear garden having a patio area, raised well stocked borders with shrubs and planting which can only be truly appreciated when viewed.



Entrance Hall

Having a storm porch vestibule the property is entered via a composite door with glazed inserts, PVCu double glazed window to the front elevation, central heating radiator and stairs off to the first floor landing.

Guest Cloakroom WC

Having a concealed cistern WC with vanity hand wash basin. PVCu double glazed window to the side elevation, chrome ladder style heated towel rail and ceiling light.

Lounge

14'11" x 10'11" (4.56m x 3.34m)

Having sliding doors to rear garden aspect, central heating radiator, coving to the ceiling and light. Television Point.

Dining Room

8'5" x 8'4" (2.59m x 2.55m)

Having a PVCu double glazed window to the front elevation, wood grain effect flooring, central heating radiator, coving to the ceiling and light.

Kitchen

8'9" x 8'6" (2.69m x 2.60m)

Having a modern fitted kitchen comprising of a range of white high gloss base, wall and matching drawer units with granite effect roll top worksurfaces over incorporating a stainless steel sink with chrome Swan neck mixer tap, four ring gas hob with stainless steel extractor canopy over, on, built-in Bosch double oven, complimentary splash back tiling, space for fridge / freezer, space and plumbing for washing machine and dishwasher, PVCu double glazed door and PVCu double glazed windows to

the rear elevation. Coving and light. Woodgrain effect flooring.

To the first floor landing

Having access to the loft void and airing cupboard.

Bedroom One

11'8" x 8'10" (3.57m x 2.71m)

Having built in wardrobe cupboard storage, PVCu double glazed window to the front elevation, central heating radiator, TV point, coving and ceiling light.

Ensuite

With walk-in double shower enclosure complete with thermostatic controlled shower, glass screen, complimentary wall tiling, electric shaver point, vanity hand wash basin with cupboard, chrome ladder style heated towel rail, PVCu double glazed opaque window to the rear elevation.

Bedroom Two

10'1" x 7'0" (3.08m x 2.15m)

Having a fitted wardrobe cupboard, additional storage space over the stair well and PVCu double glazed window to the front elevation, central heating radiator and ceiling light.

Bedroom Three

7'7" x 7'0" (2.32m x 2.15m)

Having a PVCu double glazed window to the rear elevation, central heating radiator, coving to the ceiling and light.

Family Bathroom

Having a three piece suite comprising of a bath with panelled side and shower over, glass shower screen, close couple WC, pedestal wash basin and

complimentary tiling. There is a upvc double glaze window with privacy glazing to the rear elevation, central heating radiator and decorative coving.

Outside

Outside to the front there is a low tarmac driveway, gate access to the rear and bin store.

To the rear there is an enclosed garden with patio terrace, gravel area, raised well stocked borders with shrubs and planting, courtesy access to the garage. Outside lighting and cold water tap.

Garage

A brick built single garage with up and over door.

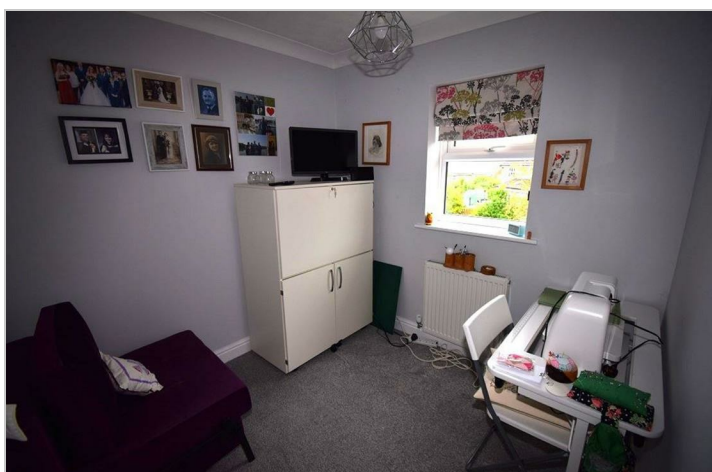
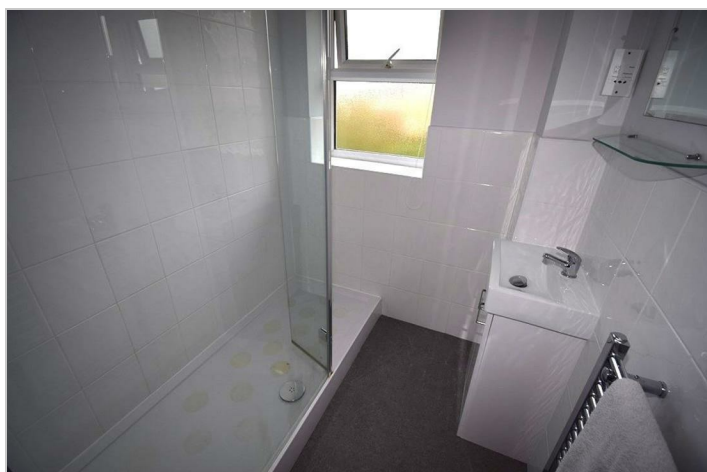
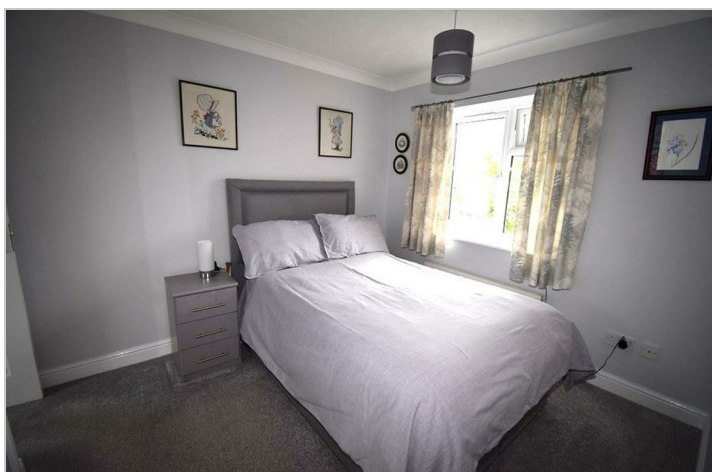
Area

2 Maidwell Close is situated approximately a mile from the centre of Belper which provides an excellent range of amenities including shops, schools and recreational facilities. The village of Duffield lies some 3 miles to the south of Belper. The City of Derby approximately 8 miles to the south. Derby's outer ring road provides convenient onward travel to the major trunk roads and the motorway network.

There is a train service from Belper to London St Pancras. The famous market town of Ashbourne known as the gateway to Dovedale and the Peak District National Park lies approximately 10 miles to the west.

Directional Note

From the Home2sell office in Belper turn left into New Road (A609 Ilkeston). Turn left onto the B6013 (signposted Heage). Turn right onto Ashford Rise and finally left onto Maidwell Close where the property will be easily identified with the distinctive Home2sell For Sale Board on the righthand side of the Cul de Sac.



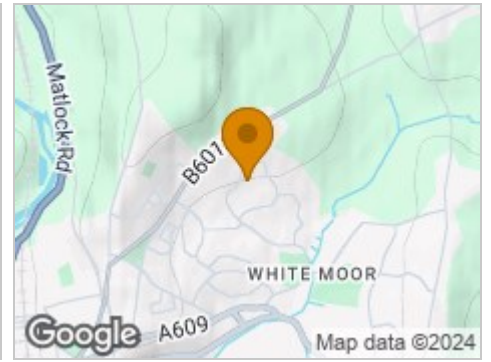
Road Map



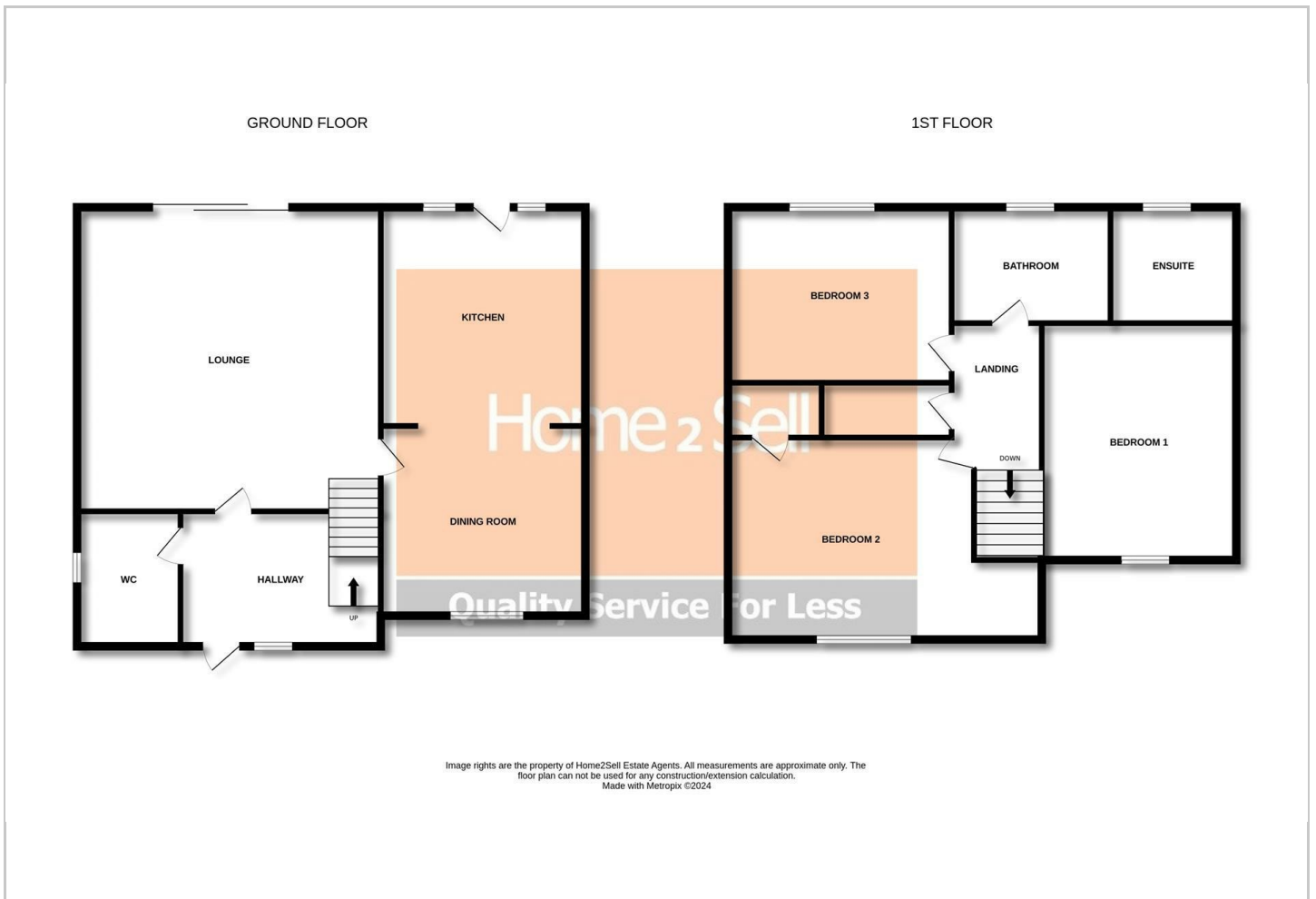
Hybrid Map



Terrain Map



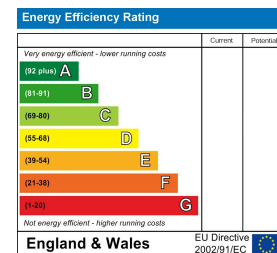
Floor Plan



Viewing

Please contact our Belper Sales Office on 01773 823 200 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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