



## 85 Derby Road, Belper, DE56 1UX

Offers Around £249,995



No Chain.

Home2sell are delighted to offer this rare opportunity to acquire a detached two bedroom bungalow residence having huge potential being situated in a popular and much sought after area of Belper Derbyshire. The property represents an excellent opportunity for the discerning purchaser looking to purchase an individual and well appointed family home. Accommodation comprising in brief of; Entrance porch, entrance hall, lounge, dining room, kitchen, two well proportioned bedrooms and family bathroom. Outside to the front the property sits in an elevated position enjoying a fine aspect and views towards the Chevin and surrounding area. Having a mature fore garden laid mainly to lawn with established planted borders and sun terrace. A special feature of the sale is the rear garden which enjoys vehicular access from Beckstich Lane having driveway, steps and single garage. The garden is tiered with a patio immediately to the rear with steps up to a sun terrace, planted area, further patio, lawn and a vegetable plot. Viewing Essential.

- Detached Two Bedroomed Bungalow
- Potential to Develop Loft Space (Subject to Necessary Building Permissions)
- Gardens Front and Rear
- PVCu Double Glazing
- Walking Distance to Belper Town Centre
- Sought After Location
- Fine Aspect and Views
- Off Road Parking and Garage
- Gas Central Heating

