

Home 2 Sell

Quality Service For Less



1 Glen View

Belper, DE56 1PE

Offers Over £270,000



Home2sell are delighted to offer For Sale this detached bungalow set within a much sought after residential location of Belper. The property represents an ideal opportunity for the discerning purchaser looking to acquire a spacious versatile accommodation, situated on a delightful plot which enjoys stunning views to the rear. The accommodation comprising of in brief of entrance porch leading to entrance hallway. Lounge with feature fireplace, fitted kitchen and PVCu conservatory, Three bedrooms, study/office and a family bathroom having a three piece suite. With off road parking and a delightful mature and established rear garden with views across the valley. PVCu double glazing and Gas central heating. VIEWING HIGHLY RECOMMENDED. DRAFT DETAILS SUBJECT TO CHANGE AND VENDOR APPROVAL.



Entrance Porch

The property is entered via a PVCu door with matching side panel. Wall light.

Entrance Hall

Having a central heating radiator, access to the loft void having an Aluminium pull down ladder, laminate flooring and dado rail.

Kitchen

15'2" x 8'5" reducing 7'1" (4.62 x 2.57 reducing 2.17)
Having a modern fitted kitchen comprising of a range of base wall and matching drawer units with roll top work surfaces over incorporating a stainless steel one and a half sink drainer unit with chrome mixer tap. Having an integrated electric fan assisted oven with a four ring gas hob and extractor over. Cupboard housing a Glow worm gas boiler which has recently been installed and services the domestic hot water and central heating system. Complimentary splash back tiling and display cabinet. Space and plumbing for an automatic washing machine and space for a tumble dryer. Space for a fridge and freezer. PVCu double glazed windows to the front and side elevations and a PVCu door.

Lounge

12'8"x 10'5" (3.85x 3.17)
Having Aluminium coated sliding doors to the conservatory, central heating radiator and ceiling light. Having a marble aggregate hearth with matching back drop and wooden surround. Television Point.

Conservatory

12'8" x 10'5" (3.85 x 3.17)

Being of PVCu sealed unit construction on a brick base with a polycarbonate roof system. PVCu sliding doors to the side aspect. Two wall lights and a ceramic tiled flooring.

Bedroom One

3.75 x 2.70

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

Bedroom Two

7'0" x 15'2" (2.14 x 4.63)

Having a PVCu double glazed window, central heating radiator and ceiling light.

Bedroom Three

6'8" extending 6'11" x 8'10" (2.02 extending 2.11 x 2.68)

Having fitted wardrobe, central heating radiator, PVCu double glazed window to the side elevation and ceiling light.

Study/Home Office

10'4" reducing 9'11" x 7'1" (3.15 reducing 3.03 x 2.16)

Having a PVCu double glazed window to the front elevation, wall light, laminate flooring, central heating radiator and television point.

Family Bathroom

Having a three piece suite comprising of a corner style bath with a thermostatically controlled shower over, pedestal hand wash basin and a close couple WC. Chrome ladder style heated towel rail and a

PVCu double glazed opaque window. Complimentary wall tiling and ceramic tiled flooring.

Outside

The property is set back from the road behind a block paved driveway which provides ample off road parking with gated side access to the rear garden. A special feature of the sale is the delightful rear garden which enjoys a fine aspect with views. Being mature and established having stocked borders and lawn.

Area

1 Glen View is situated approximately a half 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 Belper office turn left at the Morrison's roundabout, then turn left onto Gibfield Lane continue uphill then turn left onto Glen View where the property is situated on the left hand side clearly identified by our distinctive Home2sell For Sale board.



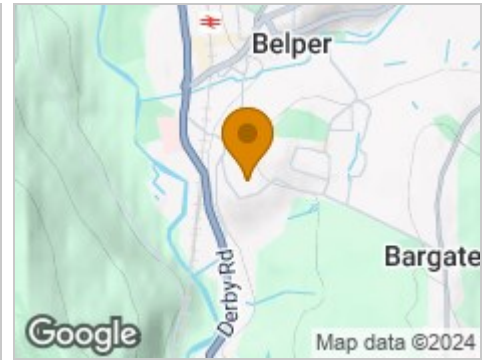
Road Map



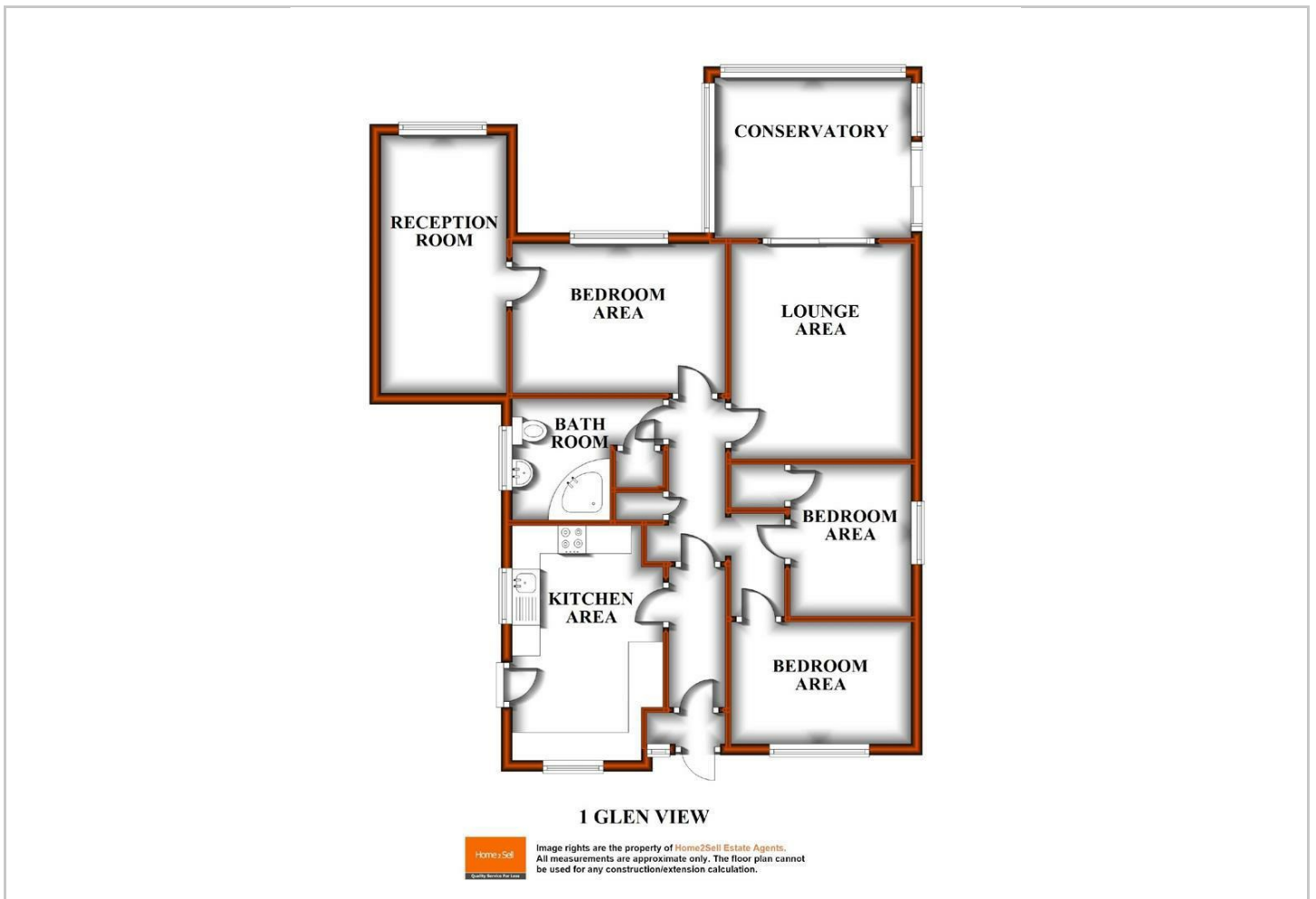
Hybrid Map



Terrain Map



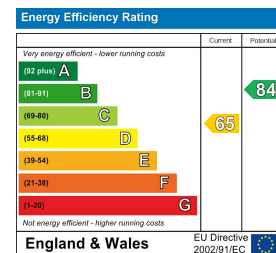
Floor Plan



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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