



## Westminster Street, Derby, DE24 8RR Asking Price £140,000

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Monkey vs Owl is delighted to present this charming three-bedroom property situated on Westminster Street in the sought-after residential area of Alvaston, Derby. This location is particularly appealing due to its proximity to a variety of local amenities, as well as excellent transport links to Pride Park, the city centre, and Raynesway.

The property features a welcoming driveway that leads to an entrance hall, providing access to a spacious living room, a functional kitchen, and a conservatory that offers additional living space. A convenient downstairs wet room adds to the practicality of the layout. On the first floor, you will find three generously sized bedrooms, perfect for families or those seeking extra space.

While the property is in need of modernisation throughout, it presents a fantastic opportunity for investors or individuals looking to create their dream home. The external area boasts a well-sized garden, complete with storage sheds and a carport, providing ample outdoor space.

This property is a blank canvas, ready for your personal touch, and is sure to attract interest from those looking to invest in a home in a vibrant community. Don't miss the chance to explore the potential this property has to offer.

