

CURRAN
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Lime Grove
Chaddesden, Derby
£270,000



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Welcome to CB+CO, where *dedication* meets *excellence*, and impeccable service is our hallmark.



SUPERB BUNGALOW WITH BEAUTIFUL PLOT & GARDENS - A beautifully presented and much improved two double bedroom detached bungalow, situated in this ever popular area of Chaddesden. This superb bungalow offers a great layout has been presented to a tasteful neutral theme throughout and is set within this beautifully landscaped west facing garden plot with a generous frontage with landscaped gardens and driveway leading to single garage and stunning enclosed rear garden with expansive patio and well-tended planting borders.

This property features a bright open-plan living dining room with French doors leading to the garden and a well appointed kitchen with integrated oven and hob. There are two well proportioned double bedrooms and a contemporary shower room.





The Detail

A beautifully presented two double bedroom bungalow, designed to offer a comfortable and practical living space. The property is set back from the road with a tarmac driveway edged with block paving, leading to a detached concrete sectional garage. The front garden is neatly maintained with a lawn, shrub borders, and a boundary wall.

Inside, the property opens into an entrance porch with a glass panel doorway leading to the entrance hallway with oak flooring. The open-plan lounge and dining room is light and airy, featuring a stone-effect fireplace and inset electric fire. French doors and tall inset windows overlook the rear garden, allowing plenty of natural light.

The L-shaped breakfast kitchen is fitted with cream shaker-style units, wood-effect worktops, an induction hob, and metro-style tile splash-backs. A pantry and a cupboard housing a Worcester Bosch combination boiler provide additional storage.

Both double bedrooms are well-proportioned, with the primary bedroom featuring a charming 1930s-style lead and stained glass window. The modern shower room includes a double-width shower, a built-in basin, and a low-level WC, finished with dark ceramic flooring and recessed LED downlights.

The west-facing rear garden is designed for easy maintenance, featuring an expansive patio, planting borders, and a separate aluminium frame shed. Gated side access leads to the front, and the garden is enclosed by paneled and walled boundaries, providing privacy and a peaceful outdoor setting.







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The Location

Lime Grove is situated in the popular residential area of Chaddesden, offering easy access to a range of local amenities. Chaddesden Park, with its open green space and recreational facilities, is a short distance away. Local shops, supermarkets, and schools are within easy reach, ensuring day-to-day convenience.

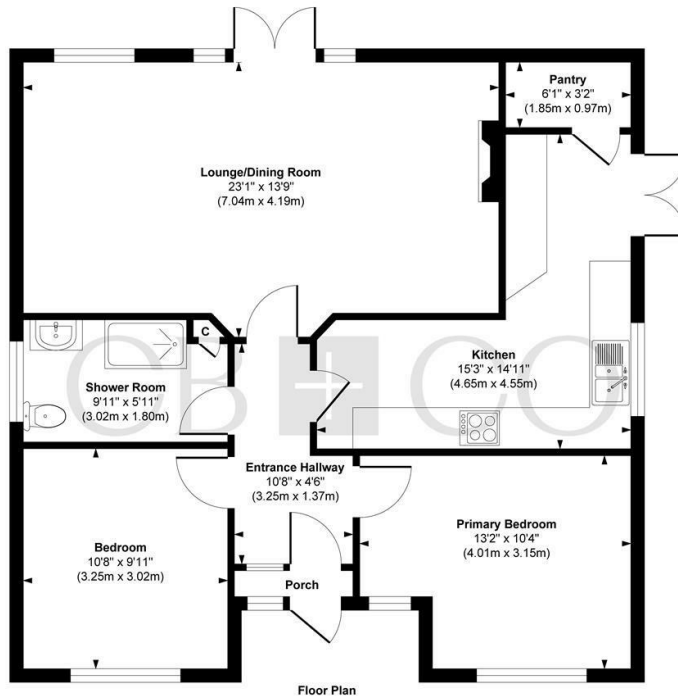
For those who enjoy an active lifestyle, the property is close to Pride Park, which offers retail outlets, gyms, a padel tennis centre, and a variety of restaurants. The area is well-served by public transport, with regular bus routes to Derby city centre, and benefits from excellent road links to the A52, A38, and M1 – ideal for commuters.







8 Lime Grove, Chaddesden



Approx. Gross Internal Floor Area 832 sq. ft / 77.29 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

The Particulars

- Superb Double Fronted Detached Bungalow
- Beautifully Presented & Comprehensively Upgraded
- Popular Location - Cherry Tree Hill Area of Chaddesden
- Entrance Hallway & Spacious Open Plan Living Dining Room
- Well Appointed Breakfast Kitchen & Pantry
- Two Double Bedrooms & Contemporary Shower Room
- Generous Drive & Detached Single Garage/Workshop
- Beautiful Landscaped Gardens & Generous West Facing Plot
- Close to Excellent Local Shops & Amenities
- No Chain Involved

Size

Approx 832.00 sq ft

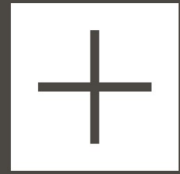
Energy Performance Certificate (EPC)

Rating

Council Tax Band

C

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Let's Talk

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