



Church Lane, Darley Abbey Derby DE22 1EX

welcome to

Church Lane, Darley Abbey Derby

This impressive detached bungalow is located in the sought after of Darley Abbey and would make for a great family home, The property features open plan kitchen dining and lounge, study, utility room, five bedrooms, two shower rooms and bathroom, enclosed rear garden and off road parking,





Entrance Hallway

Kitchen/ Diner

26' 8" x 7' 8" (8.13m x 2.34m)

Lounge

23' 8" x 19' 1" (7.21m x 5.82m)

Study/ Laundry Room

10' x 8' 8" (3.05m x 2.64m)

Utility Room

9' 5" x 8' 5" (2.87m x 2.57m)

Store Room

8' 8" x 6' 8" (2.64m x 2.03m)

Bedroom Four

14' 4" x 11' 5" (4.37m x 3.48m)

Bedroom Five

11' 8" x 11' 3" (3.56m x 3.43m)

Ground Floor Shower Room

First Floor Landing

Bedroom One

14' 8" x 12' 2" (4.47m x 3.71m)

Bathroom

Bedroom Two

12' 2" x 9' 9" (3.71m x 2.97m)

Bedroom Three

11' 8" x 11' 7" (3.56m x 3.53m)

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Church Lane, Darley Abbey Derby

- Beautiful Detached Home
- Fitted Kitchen/ Diner
- Generous Lounge with Vaulted Ceiling
- Study and Utility Room
- Council Tax Band D

Tenure: Freehold EPC Rating: C

offers over

£700,000

This detached bungalow located in the sought after area of Darley Abbey would make for a great family home and offers versatile living. In brief the living accommodation comprises; entrance hallway, kitchen/diner, lounge, study/laundry room, utility room, store room, two double bedrooms and shower room to ground floor. To the first floor there are three bedroom, family bathroom and shower room. Outside the property is approached via double gates which open to the generous block paved driveway which provides off road car standing for multiple vehicles, double garage and access to the side of the house. The rear of the property which benefits from solar panels has a generous garden which is mainly laid to lawn and features a covered patio seating area ideal for entertaining and is enclosed by timber fencing.

Church Lane is located within the affluent area of Darley Abbey, providing easy access to Derby City Centre which offers a wide range of shops and amenities and Park Farm Shopping Centre is close by. There are excellent links to major road networks including the A38, A52 and M1 Motorway



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Please note the marker reflects the postcode not the actual property



Property Ref:
DBY118006 - 0007

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01332 361308



Derby@bagshawsresidential.co.uk



32-34 Cornmarket, DERBY, Derbyshire, DE1 2DG



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