



Burton Road, Derby DE23 6EJ

welcome to

Burton Road, Derby

Stunning four bedroom detached executive house located in highly sought-after Littleover, this family home sits on a large plot with generous open-plan, modern accommodation, with close proximity to shops, Royal Derby Hospital, schools & Derby City Centre.





Ground Floor



First Floor

Hallway

Kitchen Diner

25' 10" x 14' 8" narrowing to 10'10" (7.87m x 4.47m narrowing to 10'10")

Living & Family Room

26' 11" to furthest point x 23' 2" narrowing to 11'11" (8.20m to furthest point x 7.06m narrowing to 11'11")

Cloakroom

Stairs & Landing

Bedroom One

16' 11" x 11' 8" (5.16m x 3.56m)

Dressing Room

13' x 5' 5" (3.96m x 1.65m)

En Suite

Bedroom Two

14' 9" x 10' 9" (4.50m x 3.28m)

Bedroom Three

11' 6" x 7' 9" (3.51m x 2.36m)

En Suite

Bedroom Four

10' 7" x 8' 3" (3.23m x 2.51m)

Bathroom

Garage

17' 6" x 10' 3" (5.33m x 3.12m)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Burton Road, Derby

- Four Bed Detached Family Home
- Family Bathroom and Two En suites
- Generous Plot with Large Garden & Driveway
- Offered with No Onward Chain
- Council Tax Band F

Tenure: Freehold EPC Rating: D

offers over

£800,000

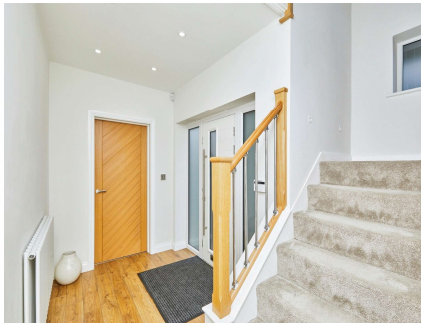
Bagshaws Residential present to you this spacious detached four bedroom detached property offering approximately 2000 sq ft of accommodation on Burton Road, Littleover convenient proximity to shops, Royal Derby Hospital, Schools & Derby City Centre. The property is bright and fresh with neutral decor, oak doors and spotlights throughout.

As you enter the property you are greeted with a reception hallway with stairs ascending to the first floor, leading off is a vast living and family room with decorative lighting, stove and bi-fold doors. Off the living room is a convenient ground floor cloakroom. From the hallway you also reach the generous kitchen diner with glossy units, appliances and bi-fold doors into the garden.

The first floor landing connects all four bedrooms and family bathroom. The largest bedroom at the end of the landing is generous in size and benefits from a dressing room and modern en suite bathroom. The third bedroom also enjoys use of a contemporary en suite. The family bathroom separates the remaining bedrooms and offers modern four-piece suite.

Externally, to the front of the property is an extensive tarmac driveway providing off road parking for several vehicles, access to an integral garage with personnel door to the rear garden. The frontage has a degree of privacy from mature hedges to the perimeter. The rear garden is generous in size and mainly laid to lawn with large patio area.

Offered with NO ONWARD CHAIN.



Please note the marker reflects the postcode not the actual property

view this property online bagshawsresidential.co.uk/Property/DBY118719



Property Ref:
DBY118719 - 0004

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