



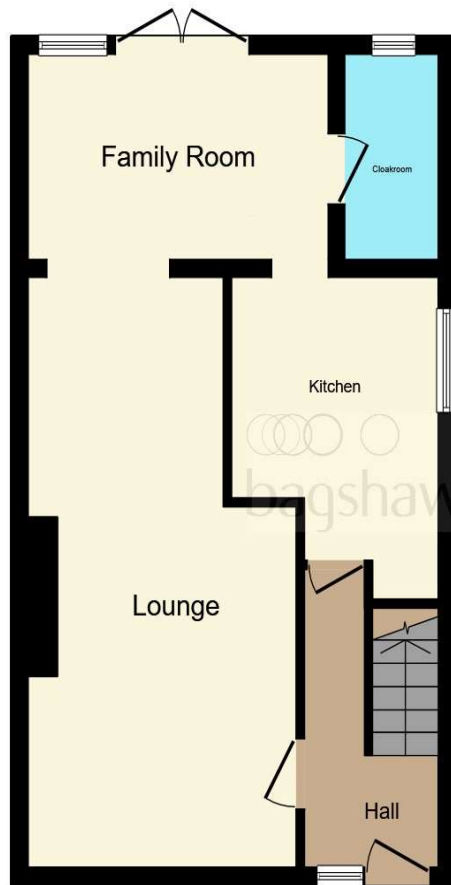
Argyll Close, Spondon Derby DE21 7QT

welcome to

Argyll Close, Spondon Derby

Don't miss out on this well-maintained three-bedroom detached home in Spondon, offering open-plan living with breathtaking countryside views!





Ground Floor



First Floor

Hall

Lounge

22' x 10' 8" (6.71m x 3.25m)

Kitchen

11' 8" x 8' 3" (3.56m x 2.51m)

Conservatory

12' 8" x 7' 9" (3.86m x 2.36m)

Shower Room

7' 9" x 4' 6" (2.36m x 1.37m)

Main Bedroom

11' 7" x 10' 6" (3.53m x 3.20m)

Bedroom 2

10' 6" x 10' 2" (3.20m x 3.10m)

Bedroom 3

8' 5" x 6' (2.57m x 1.83m)

Bathroom

6' x 5' 4" (1.83m x 1.63m)

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

Argyll Close, Spondon Derby

- Spacious Three-Bedroom Detached Home
- Large Driveway and Garage
- Dual-Aspect Lounge Diner
- Low Maintenance Garden
- Scenic Countryside Views

Tenure: Freehold EPC Rating: D

offers over

£300,000

Bagshaws Derby is pleased to present this spacious three-bedroom detached home on Argyll Close, located in the desirable and family-friendly area of Spondon. Situated in a quiet cul-de-sac, this property boasts stunning, uninterrupted views of the surrounding fields and countryside, offering a peaceful retreat while still being close to local amenities. The home features a cement driveway with space for three large cars and a recently converted garage, now serving as a heated gym with French doors leading to the garden. Upon entering, the hallway leads to a bright and airy dual-aspect lounge diner, with a large front window and double doors opening to the extended family room at the rear. The well-sized kitchen also opens into the family room, which provides access to the rear garden and includes a convenient downstairs cloakroom. Outside, the low-maintenance garden features a spacious patio area, perfect for relaxing or entertaining, with the added benefit of scenic countryside views. This peaceful location is ideal for families, offering a quiet, community feel within a beautiful rural setting. Upstairs, you'll find two generous double bedrooms, a single bedroom, and a modern three-piece family bathroom. With gas central heating, double glazing, and spacious living areas throughout, this property offers the perfect blend of comfort, style, and tranquillity for anyone looking to enjoy countryside living with easy access to city conveniences.



Please note the marker reflects the postcode not the actual property

view this property online bagshawsresidential.co.uk/Property/DBY119732



Property Ref:
DBY119732 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Bagshaws Residential is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



bagshaws residential



01332 361308



Derby@bagshawsresidential.co.uk



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



bagshawsresidential.co.uk