



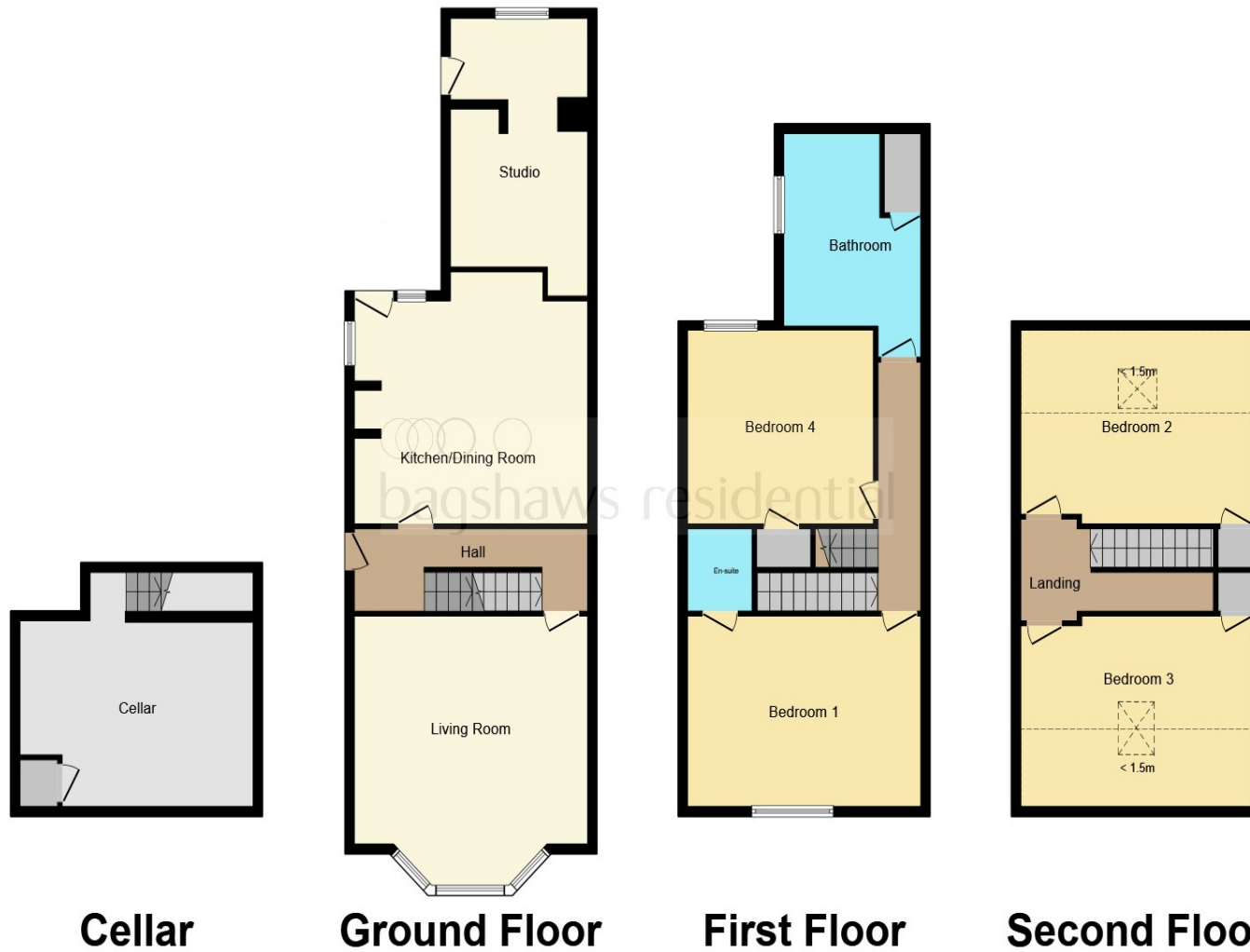
**North Street, Derby DE1 3AZ**

**welcome to**

**North Street, Derby**

The stunning Victorian end-terrace effortlessly combines period charm with modern a touch, finished to an amazing standard and located within close proximity to Derby's City Centre! Don't miss out, this is the PERFECT family home!





**Cellar**  
16' 7" x 12' 6" ( 5.05m x 3.81m )

**Lounge**  
16' 11" x 12' 1" ( 5.16m x 3.68m )

**Kitchen/ Diner**  
17' 1" x 15' 2" ( 5.21m x 4.62m )

**Bedroom 1**  
17' 7" x 12' 11" ( 5.36m x 3.94m )

**Bedroom 1 En Suite**

**Bedroom 2**  
13' x 13' ( 3.96m x 3.96m )

**Bathroom**

**Bedroom 3**  
17' x 13' ( 5.18m x 3.96m )

**Bedroom 4**  
16' 11" x 13' 1" ( 5.16m x 3.99m )

**Rear Garden**

**Studio**  
16' 5" x 9' 11" ( 5.00m x 3.02m )

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](http://www.focalagent.com)

## welcome to North Street, Derby

- Four spacious bedrooms across three floors
- Modern open-plan kitchen/diner with island and breakfast bar
- Master bedroom with en-suite
- Family bathroom with free-standing bath and walk-in shower
- Cellar converted into a functional gym

Tenure: Freehold EPC Rating: C

# £390,000



This beautifully renovated four-bedroom Victorian end-terrace on North Street, Derby, offers a perfect blend of period charm and modern living. Enter through a side door into a spacious hallway leading to a bright living room at the front, featuring a large bay window and a cozy wood burner. The hallway also offers access to the cellar, currently set up as a gym. At the rear, the open-plan kitchen and dining room is perfect for entertaining, with a stylish island and breakfast bar. French doors open onto a courtyard-style garden, where a separate studio/home office provides a great space for working from home.

Upstairs, the first floor features a large master bedroom with an en-suite shower, a second double bedroom with built-in storage, and a family bathroom with a walk-in shower and freestanding bath.

On the second floor, two further bedrooms with skylights and clever storage solutions complete the home.

Located in a sought-after area, this home is close to local amenities, schools, and Derby's city centre, with its shops, restaurants, and transport links, making it ideal for families and professionals.



Please note the marker reflects the postcode not the actual property

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Property Ref:  
DBY119692 - 0006

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