



Portland Close, Mickleover Derby DE3 9BZ

welcome to

Portland Close, Mickleover Derby

Situated in an incredibly convenient cul de sac location in Mickleover is this well presented bay fronted traditional three bedroom semi-detached house with parking for several cars and a lovely well-maintained rear garden.



Entrance Hall

Having a upvc door to the front, double glazed window to the side, under stairs storage cupboard, stairs to the first floor, stair lift and radiator.

Lounge

11' 4" Plus bay x 12' 4" into recess (3.45m Plus bay x 3.76m into recess)

Having a double glazed bay window to the front, feature fireplace with a gas fire and two radiators.

Dining Room

10' 11" x 10' 10" (3.33m x 3.30m)

The dining room is open plan to the lounge with doors to the conservatory and has a radiator.

Kitchen

17' x 7' 7" (5.18m x 2.31m)

Having a range of matching wall and base units with work tops over, integrated cooker, induction hob, cooker hood, integrated dishwasher, integrated fridge freezer, tiling, plumbing for a washer, pantry with cupboard, vinyl flooring, double glazed window to the side and rear and upvc door to the rear,

Conservatory

11' 9" x 9' 7" (3.58m x 2.92m)

Is made of a dwarf brick construction with windows, tiled floor, ceiling fan and a French upvc door to the rear.

Landing

Having a double glazed window to the side and loft access.

Bedroom One

11' 5" Plus Bay x 8' 11" (3.48m Plus Bay x 2.72m)

Having a curved bay window to the front, fitted wardrobes/dresser and a radiator.

Bedroom Two

10' 11" x 8' 11" (3.33m x 2.72m)

Having a double glazed window to the rear, fitted wardrobes/dresser and a radiator.

Bedroom Three

7' 9" x 6' 7" (2.36m x 2.01m)

Having a double glazed window to the front, fitted desk/drawers, wall units and radiator.

Shower Room

Having a shower cubicle with an electric shower, vanity wash hand basin, w.c, heated towel rail, tiling, cupboard with boiler, vinyl flooring and a double glazed window to the rear,

Outside

To the front is a block paved driveway, gravel borders, established planting in raised beds, outdoor light, bin store to the side and a brick boundary, To the rear is an area which has awned area, patio area, path, brook, established flowers, greenhouse, steps, stepping stones and two sheds.

Garage

Single detached garage with an up and over door, personal door to the side and a double glazed window to the side.

Agents Note

The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.'



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Portland Close, Mickleover Derby

- THREE BEDROOM
- SEMI DETACHED
- TWO RECEPTION ROOMS
- CONSERVATORY
- GARAGE

Tenure: Freehold EPC Rating: D

£285,000



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Property Ref:
MVR107934 - 0002

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