









welcome to

Vicarage Road, Mickleover Derby

INVESTMENT OPPORTUNITY - This semi detached bungalow is available to investments buyers only and is being offered for sale with no onward chain. The property does require modernisation but has great potential to become a fantastic home.













Entrance Lobby

UPVC entrance door to front.

Lounge

22' 11" x 18' Max (6.99m x 5.49m Max)
UPVC bay window to side, two UPVC windows to front and two radiator.

Kitchen

11' 1" x 10' 8" (3.38m x 3.25m)

Fitted with basic wall and base units, rolled edge working surfaces, one and half bowl sink and drainer unit, gas cooker point, appliance space, radiator, UPVC window and door to side.

Inner Lobby

Radiator and doors leading to;

Bedroom One

16' 2" Max \times 11' 4" (4.93m Max \times 3.45m) UPVC window to rear and radiator.

Bedroom Two

11' x 8' (3.35m x 2.44m)
UPVC window to rear and radiator.

Storage Room

7' 3" x 6' 4" (2.21m x 1.93m) Useful storage and light.

Wet Room

Fully tiled shower area, low level wc, wash hand basin, low level wc, tiling to walls, non slip flooring, radiator and obscure UPVC window to side.

Outside

To the front of the property there is a driveway which provides off road car standing and leads to the single detached garage. There are lawned gardens to the front side and rear.





welcome to

Vicarage Road, Mickleover Derby

- COUNCIL BAND B CASH BUYERS ONLY INVESTMENT BUYERS ONLY
- Semi Detached Bungalow
- Generous Lounge and Kitchen
- Two Bedrooms, Storage Room and Shower Room
- Corner Plot, Garden and Driveway

Tenure: Leasehold EPC Rating: C

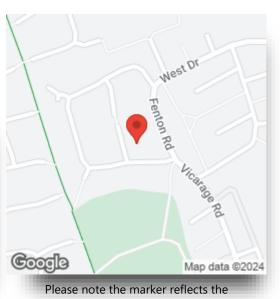
This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£120,000









view this property online bagshawsresidential.co.uk/Property/MVR108085



Property Ref: MVR108085 - 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.





01332 518844



mickleover@bagshawsresidential.co.uk



14 The Square, Mickleover, DERBY, Derbyshire, DE3 0DD

postcode not the actual property



bagshawsresidential.co.uk