



College Green Walk, Mickleover DERBY DE3 9DW

welcome to

College Green Walk, Mickleover DERBY

CLOSE TO ROYAL DERBY HOSPITAL - This modern three storey town house would make a great family home and is beautifully presented throughout. There are four bedrooms, family bathroom and en-suite shower to the master bedroom. There is off road parking and detached garage.



Entrance Hallway

Entrance door to front, radiator, stairs leading to the first floor and doors leading to;

Guest Cloakroom

Fitted with low level wc, wash hand basin, extractor fan complementary tiling to walls and radiator.

Lounge

16' 5" x 9' 10" (5.00m x 3.00m)

French doors opening to the rear garden and radiator.

Kitchen

8' 5" x 15' 8" (2.57m x 4.78m)

Fitted with a range of matching wall and base units, working surfaces, sink and drainer unit, integrated stainless steel electric oven with gas hob and extractor over, space for American fridge freezer, space and plumbing for washing machine and dishwasher, complementary tiling to walls, spotlights to ceiling, radiator and UPVC bay window to front.

First Floor Landing

Stairs leading to the second floor and doors leading to;

Bedroom Two

10' 5" x 10' 4" (3.17m x 3.15m)

UPVC window to the rear and radiator.

Bedroom Three

9' 4" x 11' 11" (2.84m x 3.63m)

UPVC window to the front and radiator.

Bedroom Four

10' 9" x 6' 5" (3.28m x 1.96m)

UPVC window to the rear and radiator.

Bathroom

Having a matching suite comprising of a panelled bath, wash hand basin, w/c, tiled walls, radiator and a UPVC window to the front.

Second Floor Landing

Door leading to;

Main Bedroom

9' x 7' (2.74m x 2.13m)

UPVC window to the front, storage cupboard, wardrobe and a sky light.

Ensuite Shower Room

Wash hand basin, w.c, shower, fully tiled, radiator and a velux style sky light.

Outside

To the front of the property is a neat forecourt enclosed by wrought iron railing with mature shrubs. The rear garden is mainly laid with artificial lawn and features paved patio seating area, outside tap and power socket, raised shrub borders and is enclosed by timber fencing. A gate to the rear provides access to the garage and driveway.

Detached Garage

Having up and over door, power and light and is boarded to provide extra storage.



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welcome to

College Green Walk, Mickleover DERBY

- Modern Three Storey Town House
- Breakfast Kitchen
- Lounge
- Four Bedrooms
- Bathroom and En-Suite Shower Room

Tenure: Freehold EPC Rating: C

offers over

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MVR108098 - 0006

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