



**Cromford Drive, Mickleover Derby DE3 9JT**



**welcome to**

**Cromford Drive, Mickleover Derby**

This 2/3 bedroom, detached bungalow comprises of: A hallway, two well-presented reception rooms, kitchen, w/c, two spacious bedrooms and a shower room. With a large driveway to the front of the property, a garage, and a private, enclosed, well-maintained rear garden.



### **Entrance Hallway**

Gaining access to the property through the entrance doorway there is a central heating radiator, carpeted flooring and doors leading to the lounge, w/c, shower room and both bedrooms.

### **W/C**

5' 2" x 2' 6" ( 1.57m x 0.76m )

With a window to the front of the elevation, laminate flooring, low level w/c, wash hand basin, central heating radiator.

### **Lounge**

24' 4" x 11' 9" ( 7.42m x 3.58m )

Spacious, well-presented lounge with a window to the side elevation, multiple central heating radiators, carpeted flooring, gas fireplace set in a stone casing, with doors leading to the kitchen and dining room.

### **Dining Room/ Bedroom Three**

12' 3" x 9' 1" ( 3.73m x 2.77m )

With a window to the side elevation, central heating radiator, carpeted flooring.

### **Kitchen**

12' 3" x 8' 1" ( 3.73m x 2.46m )

Fitted kitchen with a stainless steel sink set in a base unit, further base, wall and drawer units, integrated oven, gas hob, cooker hood, fridge/ freezer, washing machine, and a door to the front elevation.

### **Master Bedroom**

15' 2" x 11' 2" ( 4.62m x 3.40m )

With a window to the side elevation, central heating radiator, carpeted flooring, fitted wardrobes.

### **Bedroom Two**

10' 9" x 9' 9" ( 3.28m x 2.97m )

With a window to the side elevation, central heating radiator, carpeted flooring.

### **Shower Room**

8' 7" x 4' 6" ( 2.62m x 1.37m )

With a window to the front elevation, laminate flooring, central heating radiator, wash hand basin,

cylindrical shower compartment.

### **External**

To the front of the property there is a tarmac driveway suitable for multiple vehicles, laid-to-lawn grass surrounded by flower borders and mature foliage and shrubbery. Additionally, there is a gate giving access to the rear of the property and the garage.

To the rear of a property there is a private and enclosed garden with a patio area leading around the garden, with a laid-to-lawn garden bordered with colourful aggregates and mature foliage. Patio slab steps lead to the heightened laid-to-lawn garden with colourful aggregates bordering and mature shrubbery and trees.



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## Cromford Drive, Mickleover Derby

- Detached bungalow in the sought after area of Mickleover
- Two/ Three spacious double bedrooms
- Two reception rooms
- Well-presented kitchen
- Shower room and w/c

Tenure: Freehold EPC Rating: C

**£375,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
MVR108432 - 0005

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