



Clarissa Close, Derby DE22 4NZ

welcome to

Clarissa Close, Derby

This spacious family home in the heart of Langley Country Park boasts five bedrooms, two ensuites, a family bathroom, a lounge, a kitchen diner, a utility room, a cloakroom, an integral double garage, off-road parking, and both a front and rear garden, and is ideally located for access to amenities.



Entrance Hallway

Entrance hall with doors through to the lounge, kitchen diner, cloakroom, and integral garage, and provides access to the stairs to the first floor.

Lounge

17' 5" x 11' 7" (5.31m x 3.53m)

With carpeted flooring, a double glazed bay window to the front elevation, central heating radiator, and double doors leading to the kitchen diner.

Cloakroom

With tiled flooring, central heating radiator, low level w/c, wash hand basin.

Kitchen Diner

33' 5" x 9' 3" (10.19m x 2.82m)

Fitted kitchen comprising of a stainless steel sink set in a base unit, further matching base, wall and drawer units, integrated appliances such as an oven, gas hob, and overhead extractor hood, space for further appliances, and a large dining/living area. With patio doors to the rear garden, a door to the utility, tiled flooring, a double glazed window to the rear, and a radiator.

Utility

8' 1" x 6' 4" (2.46m x 1.93m)

With laminate flooring, sink set in a base unit, further base unit, space for washing machine.

Landing

With carpeted flooring, central heating radiator, doors leading to the bedrooms and bathroom.

Master Bedroom

16' x 14' (4.88m x 4.27m)

With windows to the front elevation, central heating radiators, fitted wardrobes, door leading to the en-suite.

En-Suite

With tiled flooring, low level w/c, wash hand basin, shower compartment, aluminium heated towel rail.

Bedroom Two

11' 8" x 10' (3.56m x 3.05m)

With a window to the rear elevation, carpeted flooring, central heating radiator, with a door to the en-suite.

En-Suite

With tiled flooring, low level w/c, wash hand basin, shower compartment, aluminium heated shower rail.

Bedroom Three

11' 5" x 9' 5" (3.48m x 2.87m)

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

Bedroom Four

11' 6" x 9' 1" (3.51m x 2.77m)

With a window to the rear elevation, central heating radiator, laminate flooring.

Bedroom Five

11' 2" x 9' 5" (3.40m x 2.87m)

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

Bathroom

With a window to the side elevation, tiled flooring, low level w/c, wash hand basin, bath with overhead shower attachments, aluminium heated towel rail.

Garage

16' 2" x 15' 6" (4.93m x 4.72m)

A double garage with garage doors to the front, with a door to the entrance hallway.

External

To the front of the property there is a half laid-to-lawn garden and a tarmac driveway leading to the double garage with a paved walkway to the entrance doorway. To the rear there is a private and enclosed rear garden with a patio area and a walkway to the other patio leading to the laid to lawn garden, with a shed in the rear corner.



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welcome to

Clarissa Close, Derby

- Double garage with driveway
- Five well-presented bedrooms
- Downstairs w/c, two en-suites and a family bathroom
- Private and enclosed rear garden
- Spacious kitchen/diner

Tenure: Freehold EPC Rating: B

£475,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MVR108542 - 0009

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