



Dunn Lane, Mickleover Derby DE3 0BH

welcome to

Dunn Lane, Mickleover Derby

Situated in the sought-after Derbyshire suburb of Mickleover, this semi-detached house, comprises of an entrance hallway, lounge, kitchen diner, two bedrooms, en-suite, family bathroom, driveway and private rear garden. Call us now to view!



Entrance Hall

Upon entry through the front door, the hallway provides access to the lounge and first-floor landing.

Lounge

14' 6" x 10' 5" (4.42m x 3.17m)

Modern lounge, with wood laminate flooring, a radiator and double-glazed window to the front. Seamlessly flowing into the kitchen diner.

Kitchen Diner

10' 8" x 9' 11" (3.25m x 3.02m)

Modern fitted kitchen diner comprising of a range of base wall and drawer units, with an integrated electric oven, overhead extractor hood, composite one and a half bowl sink and drainer with a mixer tap, as well space for further appliances. Finished with wood laminate flooring, splashback tiling and patio doors opening up to the rear garden. Usefully a dining table can be added for designated eating area. Through the kitchen you can access the downstairs w/c, comprising of a wash-hand basin and low-level w/c and also the utility.

Landing

First floor landing providing access to the master bedroom, second bedroom and family bathroom. Fitted with carpeted flooring.

Master Bedroom

9' 11" x 11' 1" (3.02m x 3.38m)

Double bedroom with carpeted flooring, a radiator and double-glazed window to the rear. The en-suite is accessed through a connected door.

En-Suite

Three-piece suite comprising of a low-level w/c, wash-hand and shower cubicle. Fitted with tiled flooring, a radiator and frosted double-glazed window to the rear.

Bedroom Two

13' 10" x 8' 1" (4.22m x 2.46m)

Double bedroom with carpeted flooring, a radiator, cupboard for extra storage and a double-glazed

window to the front.

Bathroom

Three-piece suite comprising of a low-level w/c, wash-hand basin and a bath with an overhead shower. Fitted with tiled flooring and a frosted double-glazed window to the side.

External

Externally, to the front, a driveway providing off-road parking for multiple vehicles, alongside some mature shrubbery. To the rear, the private garden is easily maintainable, creating a great space for relaxation and family time. Enclosed with wooden fencing for privacy.



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welcome to

Dunn Lane, Mickleover Derby

- SEMI-DETACHED HOUSE IN MICKLEOVER
- LOUNGE AND KITCHEN DINER
- MASTER EN-SUITE AND FAMILY BATHROOM
- BEAUTIFULLY PRESENTED THROUGHOUT
- DRIVEWAY PROVIDING OFF-ROAD PARKING

Tenure: Freehold EPC Rating: B

Council Tax Band: B

£240,000



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Property Ref:
MVR108798 - 0002

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Please note the marker reflects the postcode not the actual property

 bagshaws residential



01332 518844



mickleover@bagshawsresidential.co.uk



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



bagshawsresidential.co.uk