









## welcome to

# The Shie'ling, Hatton Derby

A one-bedroom quarter house, situated in the sought after Derbyshire village of Hatton. In brief, comprising a lounge, a kitchen, a bedroom and a bathroom. Externally, there is a driveway providing ample off-road parking and communal garden area.













### **Entrance Hallway**

Entering the property through the front door leads into the entrance hallway with laminate flooring, door to the lounge and stairs leading to first floor.

### Lounge

With carpeted flooring, a double-glazed window, electric heating and door to kitchen.

#### **Kitchen**

The kitchen has a range of wall and base units with roll edge work surfaces over, tiled splash back space for a cooker, washing machine and fridge, stainless steel sink drainer with dual taps. There is also a double-glazed window.

#### Bedroom

A double bedroom with carpeted flooring, electric heating, built-in storage and a double-glazed window.

#### **Bathroom**

A three piece suite comprising low-level w/c, pedestal wash-hand basin, and bath with electric shower over. Also, there are part tiled walls and a double-glazed frosted window.

#### External

Externally, there is a driveway providing ample offroad parking and communal garden area.





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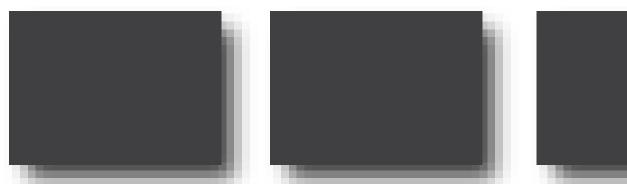
# The Shie'ling, Hatton Derby

- IDEAL FIRST-TIME BUY OR INVESTMENT
- OUARTER HOUSE
- ONE BEDROOM
- LOUNGE
- KITCHEN

Tenure: Freehold EPC Rating: D

Council Tax Band: A

# £110,000





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