



Queens Drive, Littleover Derby DE23 6DU

welcome to

Queens Drive, Littleover Derby

Situated in the sought-after Derbyshire village of Littleover, this five-bedroom semi-detached house comprises of an entrance hallway, lounge, lounge/diner, kitchen diner, conservatory, five bedrooms, two bathrooms, a driveway and rear garden. Call us now to view!



Entrance Hallway

Upon entry through the front door the entrance hallway provides access to the lounge, lounge/diner, kitchen, storage cupboard and first floor landing. Finished with wooden flooring and a radiator.

Lounge

12' 8" x 11' 7" (3.86m x 3.53m)

Cosy lounge featuring a wood fired burner, finished with original varnished floor boards, a radiator and double-glazed bay window to the front.

Lounge/Diner

21' 2" x 11' 1" (6.45m x 3.38m)

A spacious open plan lounge/diner featuring a log burner, finished with wooden and carpeted flooring, two radiators and sliding doors opening up to the conservatory. A fantastic space, great for entertaining and family gatherings.

Kitchen Diner

18' 7" x 15' 7" (5.66m x 4.75m)

Fitted kitchen comprising of a range of base, wall and drawer units with an integrated one bowl stainless steel sink, with space and plumbing for additional appliances. Finished with tile effect vinyl flooring, a radiator and two double-glazed windows to the rear and one to the front. Usefully there is a dining area with space for a table and chairs.

Conservatory

9' 6" x 9' 1" (2.90m x 2.77m)

Brick-base built conservatory finished with tiled flooring, wrap around double-glazed windows and doors leading out to the rear garden. Perfect for those spring/summer months with plenty of natural light flooding the room.

Landing

First floor landing providing access to four bedrooms, two bathrooms and the second-floor landing. Finished with carpeted flooring and a radiator.

Bedroom One

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

Master bedroom finished with carpeted flooring, fitted wardrobes, a radiator and double-glazed window to the front.

Bedroom Two

9' 8" x 8' 2" (2.95m x 2.49m)

Double bedroom finished with carpeted flooring, a radiator and double-glazed window to the rear.

Bedroom Three

12' 7" x 7' 7" (3.84m x 2.31m)

Double bedroom Finished with wooden flooring, a radiator and double-glazed window to the rear.

Bedroom Four

8' 4" x 7' 4" (2.54m x 2.24m)

Single bedroom currently used as a office/study space, finished with carpeted flooring, a radiator and double-glazed window to the front.

Bathroom

Three-piece suite comprising of a wash-hand basin, low-level w/c and bath with an overhead shower. Finished with a towel radiator, spotlights to the ceiling and a frosted double-glazed window to the front and rear.

W/C

Two-piece suite comprising of a wash-hand basin and low-level w/c.

Bedroom Five

Double bedroom finished with carpeted flooring, a radiator and double-glazed window.

External

Externally, to the front, a driveway providing off-road parking for multiple vehicles, alongside mature shrubbery, with a shed providing extra storage. To the rear, a large laid-to-lawn garden, with patio paved areas, surrounded by mature shrubbery and trees.



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welcome to

Queens Drive, Littleover Derby

- FIVE-BEDROOM CHARACTERFUL SEMI-DETACHED HOUSE
- TWO LARGE RECEPTION ROOMS
- KITCHEN DINER AND CONSERVATORY
- TWO BATHROOMS
- EV CHARGING POINT AND DRIVEWAY PROVIDING OFF-ROAD PARKING

Tenure: Freehold EPC Rating: C
Council Tax Band: C

offers in the region of

£335.000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
MVR109043 - 0007

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bagshaws residential



01332 518844



mickleover@bagshawsresidential.co.uk



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



bagshawsresidential.co.uk