



## Blackbrook Road | Hilton | Derby | DE65 5QP

Acquire Sales and Lettings are pleased to present this sought after four bed house, located on a quiet road on the Wakelyn Gardens estate in Hilton. The plot is well positioned on a quiet cul de sac and backing on to open land, creating a delightful private garden. Built by Persimmon Homes and spread over three floors, the property briefly comprises of entrance hallway giving access to stairs, living room, downstairs WC and kitchen/dining room. Stairs take you to the first floor where there are three bedrooms and family bathroom. To the second floor is the master suite with bedroom and ensuite. Externally to the property you find an enclosed, South East facing garden to the rear and double driveway to the front. This modern, family house benefits from gas central heating and upvc double glazing throughout.

Price £290,000

- 9 years remaining on NHBC warranty
- Well sized plot
- Master bedroom suite on top floor with ensuite
- Driveway
- South East facing garden backing on to open land