



3 Bed House - Semi-Detached

49 Lindon Drive
Alvaston
Derby
DE24 0LP

£1,300 Per Calendar Month

Fletcher
& Company

49 Lindon Drive
Derby
DE24 0LP



- AVAILABLE 1st JULY 2025 AND ON A LONG TERM BASIS
- A SKILFULLY EXTENDED FAMILY PROPERTY
- SIGNIFICANT SPACE FOR HOME WORKING
- MASTER BEDROOM WITH SIGNIFICANT FITTED FURNITURE
- STYLISH FAMILY BATHROOM
- LARGE AND PRIVATE REAR GARDEN WITH SIGNIFICANT STORAGE
- HALL AND CLOAKROOM/ GROUND FLOOR WC
- LARGE AND EXTENDED OPEN PLAN LIVING
- INTEGRATED DISHWASHER
- SEPARATE UTILITY ROOM WITH ADDITIONAL STORAGE

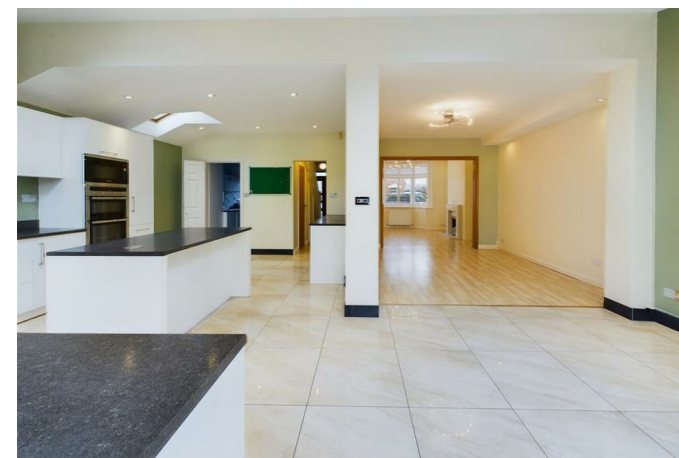
A SKILFULLY EXTENDED FAMILY HOME - Traditional three bedroom semi-detached property, enjoying a fine mature position within a popular suburban area

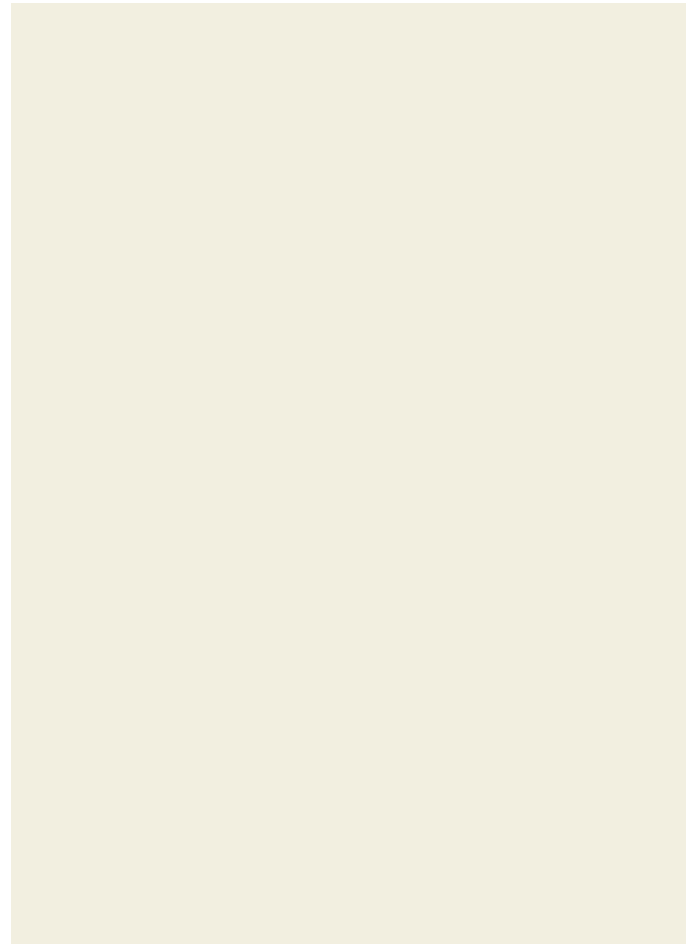
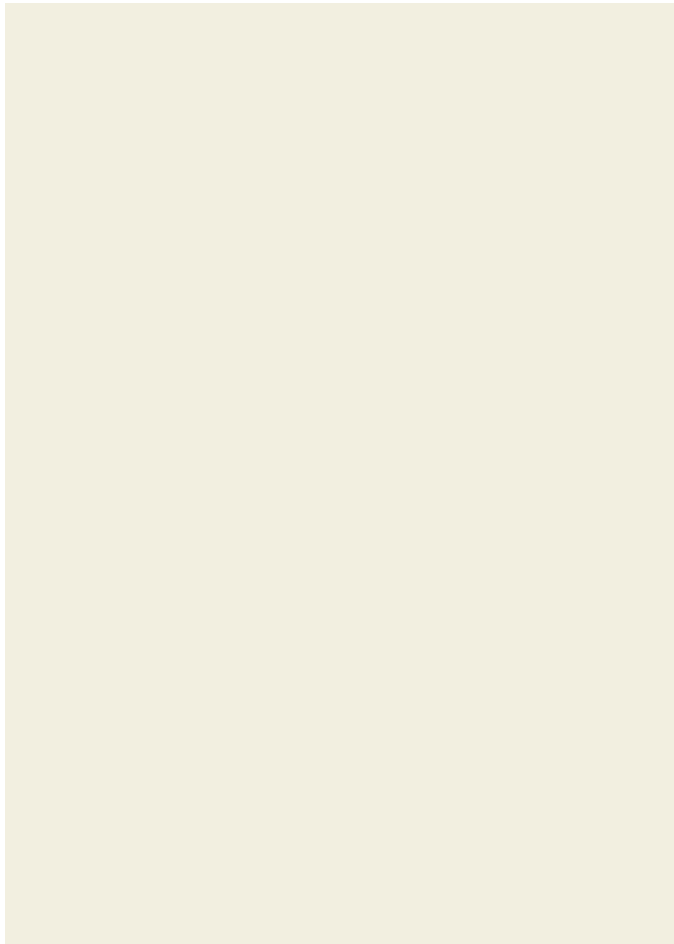
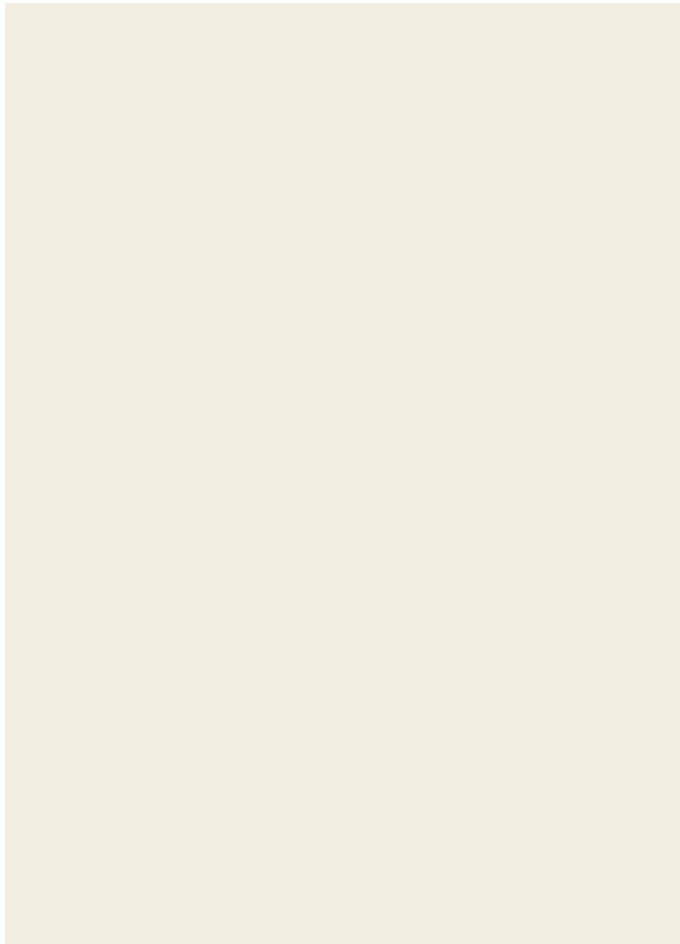
Enjoying a popular and favoured location, this traditionally styled skilfully extended semi-detached property offers extensive accommodation with the benefit of gas central heating and double glazing, making an ideal, spacious and light feeling, yet warm family home.

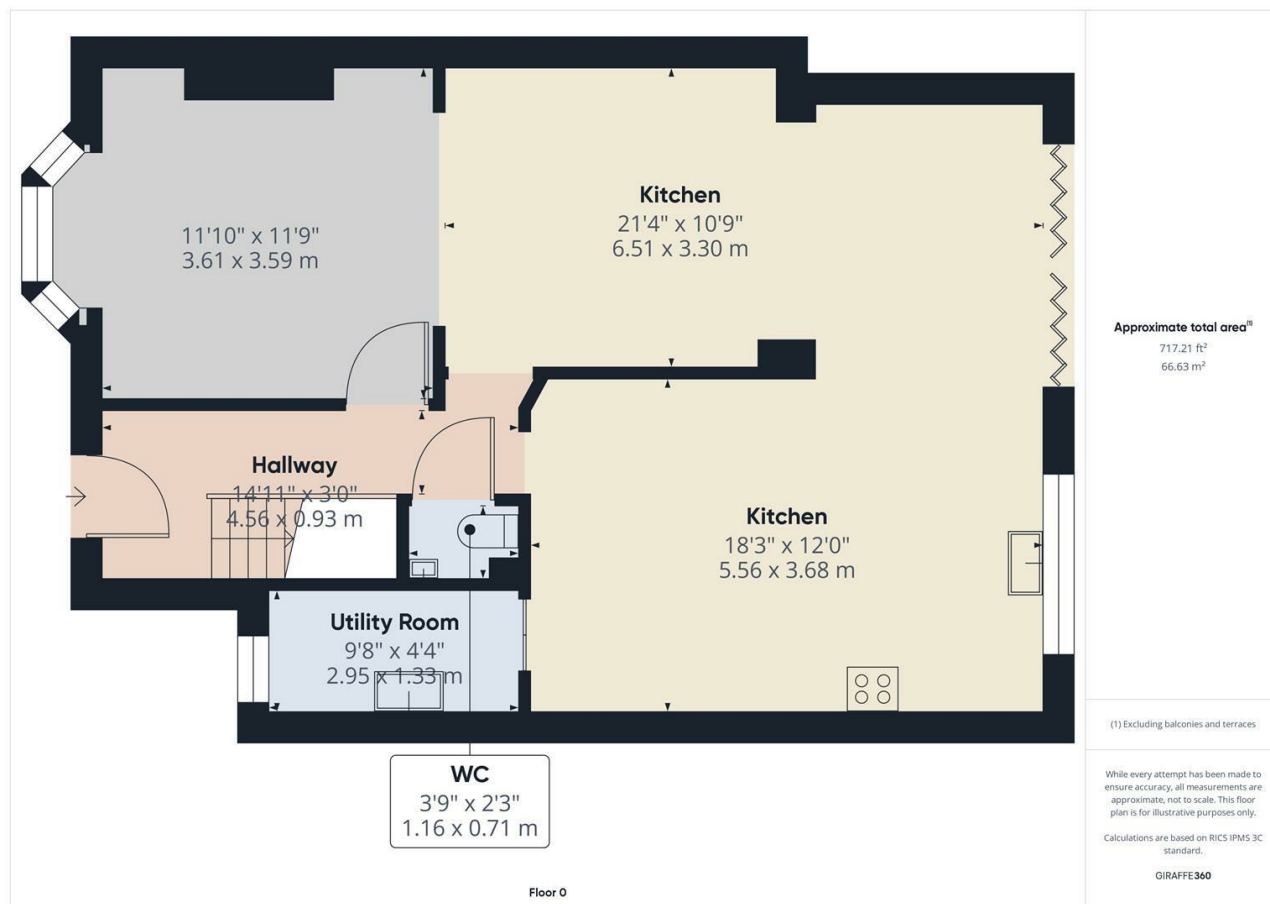
Internally, the property will reveal, on the ground floor, entrance hall, cloakroom/ wc, superb lounge with adjacent dining area, utility room with additional storage and space for washing machine and dryer, an extended living kitchen being comprehensively equipped with integrated units including dishwasher and space for fridge/freezer, a full range of base units including breakfast bar and central island and bi-folding doors leading to a delightful patio. To the first floor the principal bedroom enjoys fitted furniture, two additional bedrooms, the second bedroom also complete with fitted wardrobes and a very nicely fitted, and stylish family bathroom.

Outside, is a pleasant well-tended private garden with large path with patio areas, lawns and borders and large timber shed, which lends itself perfectly for dry storage. To the front is ample car standing space.

This property is available from 1st July 2025, on a long term basis.



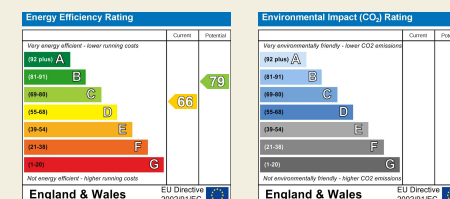




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