

Highlands Horsley Road, Horsley Village, Derby, DE21 5BR

Price £295,000

Freehold



- A Traditional Detached Bungalow
- Sought After Village Location
- In need Of Modernisation/Upgrade
- Entrance Hall And Cloakroom/WC
- Lounge With Feature Fireplace
- Generous Dining Kitchen
- Three Bedrooms And A Shower Room
- Driveway For Several Vehicles
- Gardens To The Front And Rear
- Offered With No Chain/Vacant Possession





Summary

Nestled in the charming village of Horsley, Derby, this delightful detached bungalow presents an excellent opportunity for those looking to live in a sought after village and willing to upgrade and modernise. While the property is in need of modernisation, it offers a blank canvas for buyers to infuse their personal style and preferences.

Upon entering, you will find a welcoming reception hallway, a cloakroom/WC, a lounge with original fireplace, sitting Room/bedroom One, a dining kitchen, two further bedrooms and a shower room.

One of the standout features of this home is the generous driveway, which accommodates parking for several vehicles and option to erect a garage(subject to consent if necessary).

There are generous, both front and rear, provide ample outdoor space for gardening enthusiasts or for enjoying the fresh air in a tranquil setting.

Situated in a sought-after village location, this bungalow benefits from a peaceful atmosphere while still being within easy reach of local amenities. The A38 and M1 are within easy reach as are the towns of Belper, Heanor and Ripley.

This property is perfect for those looking to invest in a home that they can truly make their own. With its potential and prime location, this bungalow is not to be missed. No Chain.

F&C

The Location

The property is located in the desirable village of Horsley which offers a good range of local amenities including a village pub, primary school and a regular bus service running to Derby City centre. Belper and Heanor, which is a short drive away, offers a more comprehensive range of services including secondary schooling, leisure centres and further range of noted retail outlets, pubs and restaurants. Also within easy reach is a good range of quality golf courses including Morley Hayes, Horsley Lodge and Breadsall Priory which provide leisure facilities, restaurants and bars.

The property is conveniently located close to good transport links, most notably the A38 and A52, which in turn provides swift onward travel to the M1 and other regional centres. For those who enjoy the great outdoors the nearby Derbyshire countryside and Peak District provides delightful countryside walks.

Accommodation

Entrance Hall

12'9" x 12'0" x 3'2" x 3'0" (3.91 x 3.67 x 0.97 x 0.92)

Having a UPVC double glazed entrance door to the front, a central heating radiator and a UPVC double glazed door which provides access to the side of the bungalow. There is access to the roof void. There is a built-in recess which provides excellent storage space and houses the wall mounted boiler (serving domestic hot water and heating system).

Cloakroom/WC

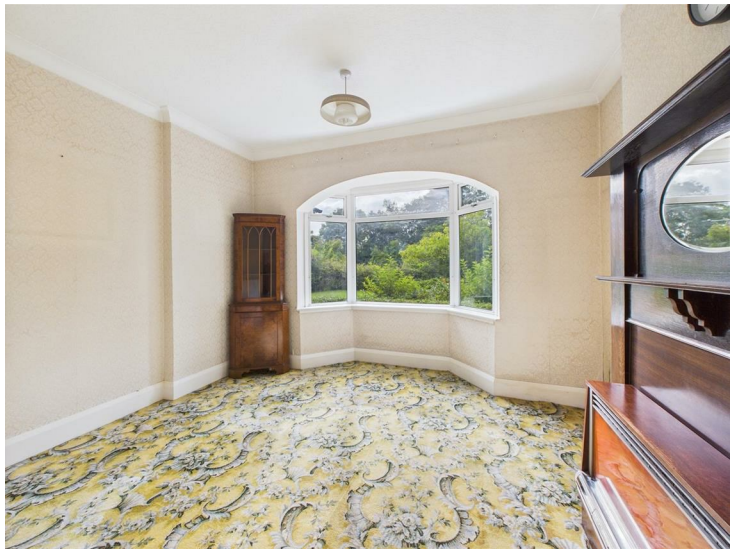
4'7" x 2'5" (1.40 x 0.75)

Having a wall mounted wash handbasin, a low flush WC and a UPVC double glazed window to the rear. There is a wall mounted cupboard and a wall mounted mirror.

Lounge

11'10" x 11'4" (3.62 x 3.46)

Having a feature, characterful, original wooden fireplace with inset mirror, a UPVC double glazed bay window to the front and a central heating radiator.



Dining Kitchen

Appointed with a range of base cupboards, drawers and eye level units with a stainless steel sink with double drainer and mixer tap. There is a central heating radiator, a UPVC double glazed window to the rear and a UPVC double glazed window to the side. Having a walk-in pantry with original cold shelf. A door leads to the shower room.



Shower Room

7'10" x 2'7" (2.40 x 0.79)

Appointed with a two piece suite comprising shower cubicle with electric shower over and a pedestal wash handbasin. There is a wall mounted bathroom cabinet and tiling to the splashback areas. Having a central heating radiator and a UPVC double glazed window.



Bedroom One/Second Sitting Room

11'10" x 11'1" (3.61 x 3.40)

Having a UPVC double glazed bay window to the front, a central heating radiator and an original tiled fireplace.



Bedroom Two

11'9" x 9'1" (3.60 x 2.78)

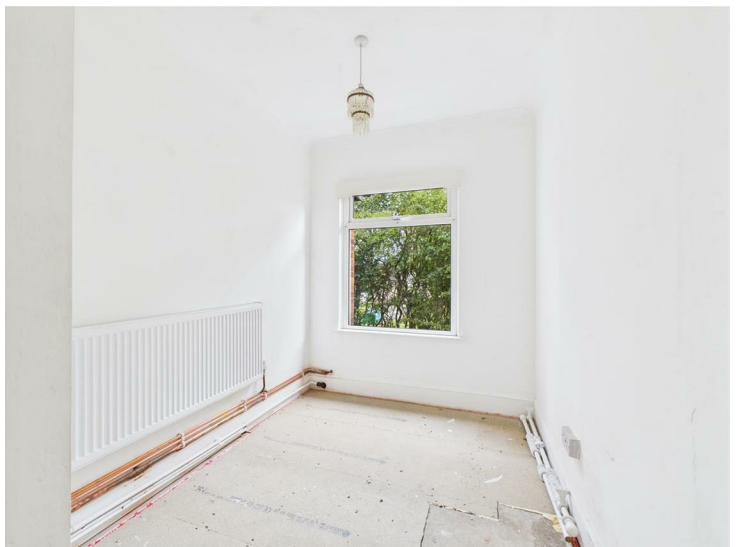
With a central heating radiator, a fitted shelving unit and a UPVC double glazed window to the rear providing excellent views of the garden.



Bedroom Three

11'9" x 6'10" (3.60 x 2.10)

With a central heating radiator and a UPVC double glazed window to the side elevation.

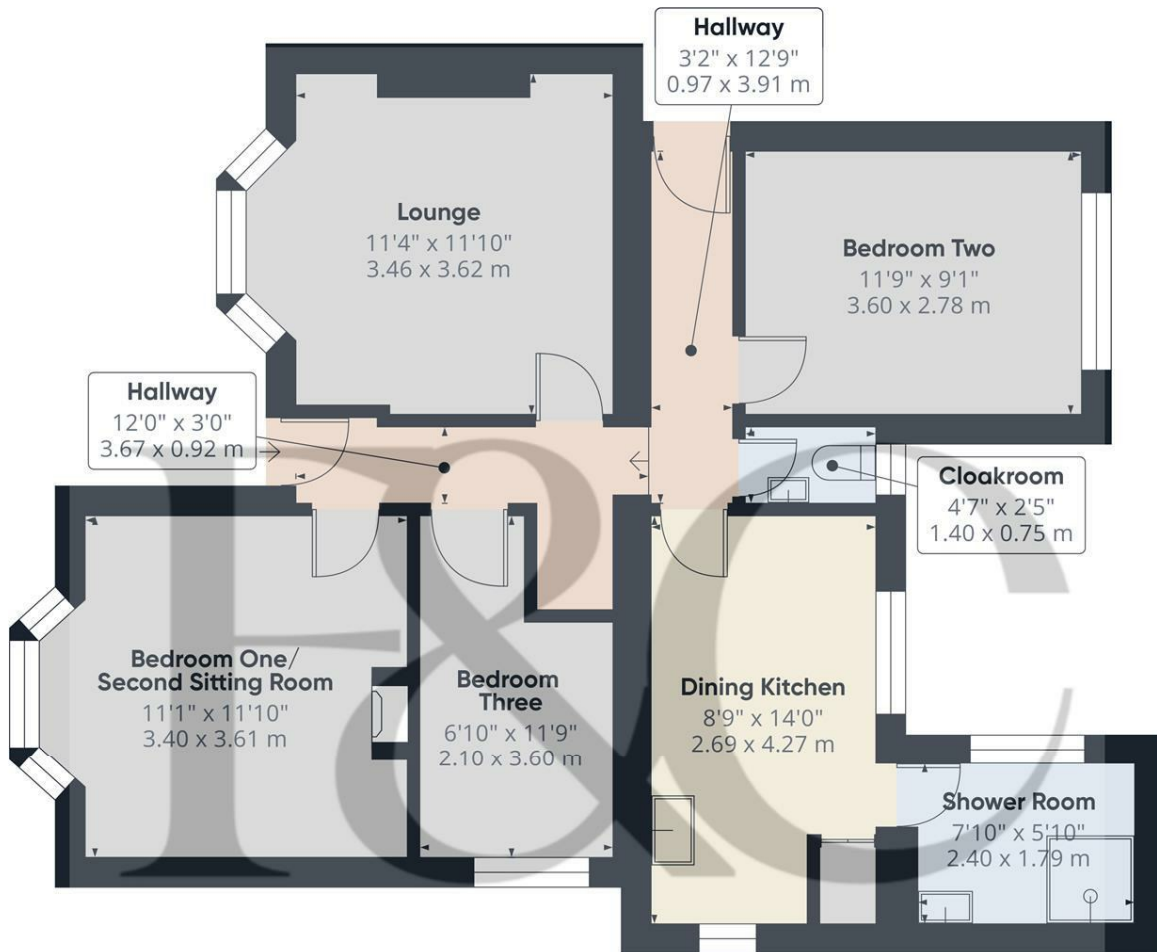


Outside

To the front of the property there is an extensive driveway which provides off-road parking for several vehicles and leads to a carport. The front garden is mainly laid to lawn with a variety of shrubs and flowering plants to the borders. To the rear there is a delightful west facing lawn garden with patio with a variety of shrubs and flowering plants to the borders.



Council Tax Band E



Approximate total area⁽¹⁾

735 ft²
68.3 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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Council Tax Band: E
Tenure: Freehold

