



High Edge Drive
Heage Belper



Property Description

This well-presented two-bedroom home enjoys picturesque countryside views to the rear and is available with no onward chain. Situated in the sought-after village of Heage, the property benefits from easy access to local amenities, including shops, schools, bus routes, and transport links.

The ground floor comprises a cosy lounge and a spacious kitchen-diner to the rear, ideal for modern living. Upstairs, there are two well-proportioned double bedrooms and a family bathroom. The home is UPVC double glazed and centrally heated.

Externally, the property boasts a private driveway providing off-road parking and an electric car charging point. The enclosed rear garden, with fenced boundaries, offers both a lawned area and a patio, creating a lovely outdoor space.

Viewing is essential to fully appreciate the accommodation on offer!

Lounge

14' 4" x 12' 10" (4.37m x 3.91m)

With UPVC double glazed entrance door and window to the front elevation. Gas fire with surround, stairs to the first floor landing, wooden effect flooring and doors to;

Kitchen Diner

12' 10" x 9' 10" (3.91m x 3.00m)

Fitted with a range of bespoke matching wall and base units, roll top work surfaces incorporating a stainless steel sink and drainer unit with mixer tap, fitted oven with

electric hob and cooked hood over. Space and plumbing for further appliances. UPVC double glazed window and door to the rear garden,

First Floor Landing

With doors leading to;

Bedroom One

12' 10" x 10' 11" (3.91m x 3.33m)

With a UPVC double glazed window, carpet flooring and radiator.

Bedroom Two

7' x 7' 2" (2.13m x 2.18m)

UPVC double glazed window, and carpet flooring.

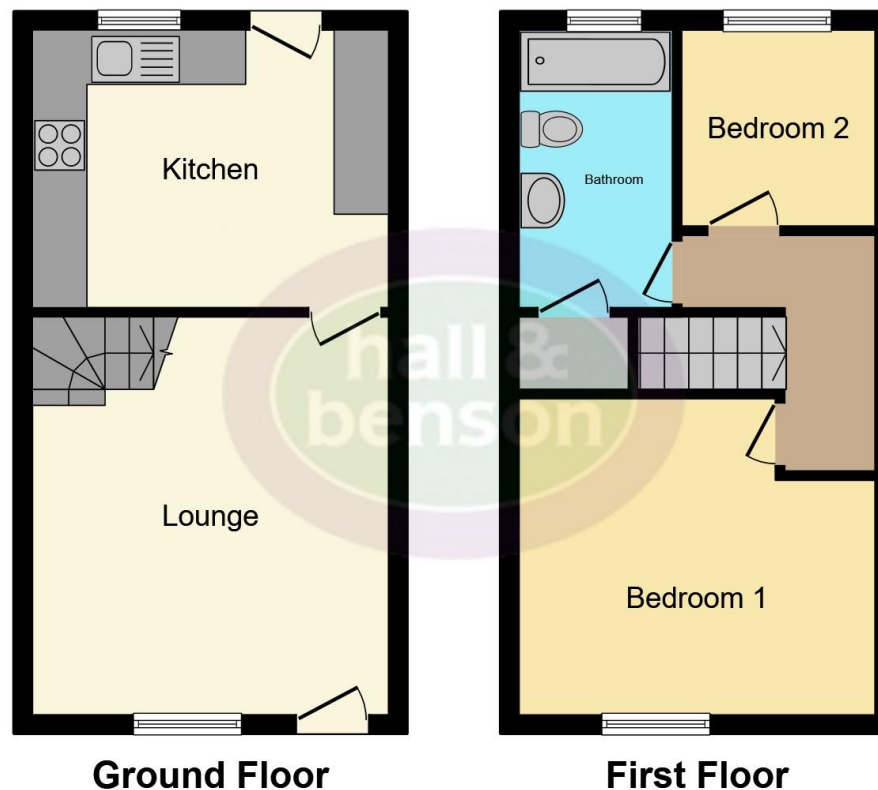
Family Bathroom

Fitted with a paneled bath with electric shower over, low level WC and a pedestal hand wash basin. Feature panel splash backs and a UPVC double glazed opaque window.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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 Band: B

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Tenure: Freehold



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