



1 Bed Room

Room 4, 40 Radcliffe Drive, Derby, Derbyshire, DE22 3LA

£425 Per Calendar Month

Approx 110.00 sq ft

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- Single Occupants Only
- Deposit Replacement Option
- Close to RDH
- All Utility Bills / Wifi Included
- Furnished Double Room
- Available Now

Welcome to Room 4, Radcliffe Drive, Derby! This charming property offers a cozy and fully furnished room, perfect for those seeking a comfortable and convenient living space. With 1 bedroom and 110 sq ft of space, this room provides a snug and welcoming atmosphere.

Situated in a prime location, this property offers parking for 1 vehicle, ensuring that you have easy access to transportation and convenience. Additionally, the deposit replacement option makes moving in hassle-free and straightforward.

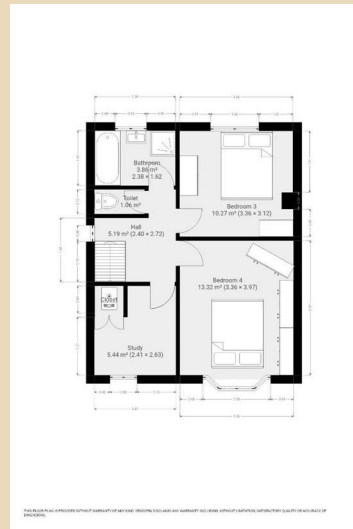
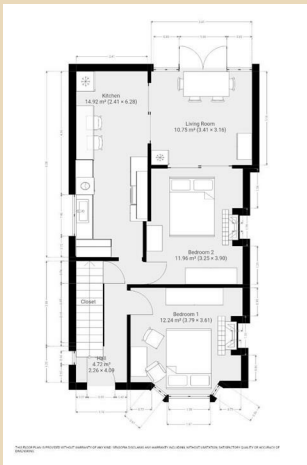
Rest assured the kitchen is fully equipped with two fridges, washer/dryer and a dishwasher.

One of the standout features of this property is that all utility bills and wifi are included, allowing you to enjoy a stress-free living experience without the worry of additional costs. This is a fantastic opportunity to reside in a well-equipped and well-maintained property that caters to your every need.

Don't miss out on the chance to make this lovely room your new home. With its ideal location, inclusive amenities, and comfortable furnishings, this property is truly a hidden gem. Contact us now to arrange a viewing and secure this wonderful living space for yourself.



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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



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