



87 Morley Road, Chaddesden
Derby, DE21 4QX

Four building plots with detailed planning permissions granted, for the demolition of a detached bungalow and erection of four detached executive homes. The property is located on the desirable Morley Road, within the popular suburb of Chaddesden and includes access for three of the plots via Brooklyn Avenue. Full details of the successful application can be found on the Derby City Council planning portal, the application number being 21/00906/F.



Existing Site Plan (1:200)
Proposed Site Plan (1:200)
Land at Brookfield Avenue,
Chaddesden, Derby

	TREE REMOVED
	TREE RETAINED

Revision	Date	Description	Drawn By
1	15 April 2021	New Build	21/00906-012

£550,000

Energy performance certificate (EPC)

87 Morley Road Chaddesden DERBY DE21 4QX	Energy rating E	Valid until:	22 September 2033
		Certificate number:	1437-5421-4300-0647-0226

Property type	Detached house
Total floor area	162 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is E. It has the potential to be D.