



Bourne Place
Denby RIPLEY



Bourne Place Denby RIPLEY DE5 8RJ

for sale
£120,000



Property Description

A modern two bedroom end-terrace home offered on a 50% shared ownership basis, ideally positioned in the popular location of Denby. Well presented throughout, the property provides spacious accommodation, a generous rear garden, and parking for two vehicles, making it an ideal first step onto the property ladder.

Stepping inside, a welcoming entrance hallway leads through to the contemporary fitted kitchen and the impressive lounge/diner, a bright and airy space with room for both seating and dining areas, and direct access out to the garden.

Upstairs, there are two good sized double bedrooms and a modern family bathroom.

Outside, the property boasts a generous rear garden, offering plenty of space for relaxing, play, or entertaining, along with allocated parking for two cars to the side.

A fantastic opportunity to purchase a well-proportioned home in a convenient location, with easy access to local amenities, schools and transport links.

Entrance Hallway

Accessed via a UPVC double glazed door to the front elevation and having central heating radiator and stairs rising to the first floor landing.

Kitchen

9' 5" x 7' 6" (2.87m x 2.29m)

Having a range of matching wall and base units with roll edge laminate work surfaces over, incorporating a stainless steel sink/ drainer unit with chrome mixer tap over. There is an integrated electric oven with gas burning hob and stainless steel extractor hood over, space for fridge/ freezer, washing machine, central heating radiator and UPVC double glazed window to the front elevation.

Cloakroom/ W.C

Having low level W.C, pedestal wash hand basin with chrome mixer tap over and tiled splashback, extractor fan, UPVC double glazed obscured window to the side elevation and central heating radiator.

Lounge/ Diner

13' 1" x 14' (3.99m x 4.27m)

Having UPVC double glazed window and French doors to the rear elevation, giving access into the garden. There is a central heating radiator and under stair store cupboard.

First Floor Landing

Having loft hatch giving access into the loft.

Bedroom One

14' x 9' 3" (4.27m x 2.82m)

Having two UPVC double glazed windows to the rear elevation and central heating radiator.

Bedroom Two

14' Max x 9' 9" (4.27m Max x 2.97m)

Having two UPVC double glazed windows to the front elevation, central heating radiator, over stair store cupboard with space for tumble dryer.

Bathroom

A modern three piece suite fitted with a panelled bath with chrome shower head over and glazed screen, pedestal wash hand basin with chrome mixer tap over and low level W.C. There is a UPVC double glazed obscured window to the side elevation, central heating radiator and extractor fan.

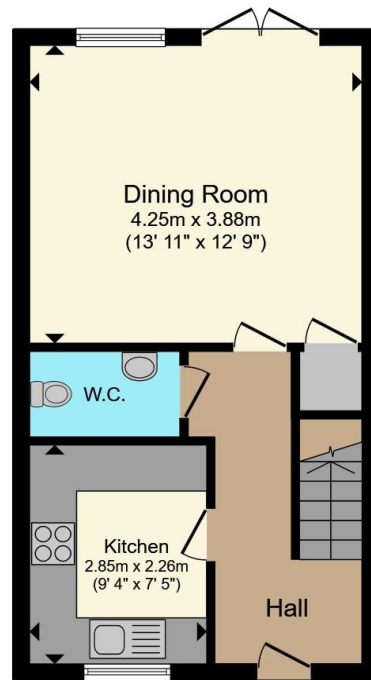
Outside

To the front of the property is a low-maintenance driveway with paved path leading to the front entrance door. To the side is a tarmac driveway offering off-road parking for up to two vehicles and gated side access leading to the rear garden. The rear garden is a particularly generous plot and has been landscaped by the current owner. There is a paved patio seating area, low-maintenance stone area and sociable decking area at the bottom of the garden.

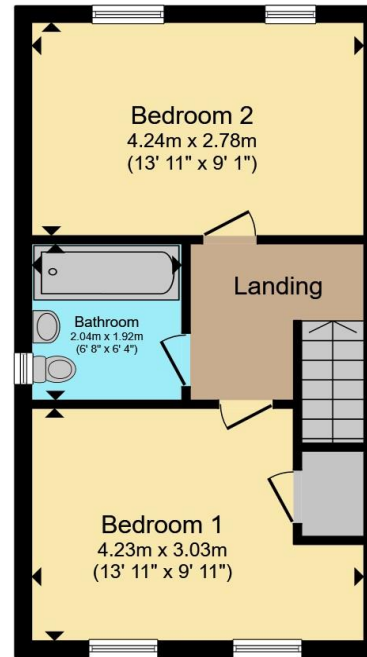








Ground Floor



First Floor

Total floor area 68.3 m² (735 sq.ft.) approx

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.propertybox.io



To view this property please contact Burchell Edwards on

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1-3 Bridge Street
 BELPER DE56 1AY

EPC Rating: B Council Tax
 Band: B

Service Charge: Ask
 Agent

Ground Rent:
 244.72

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 31 Jan 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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