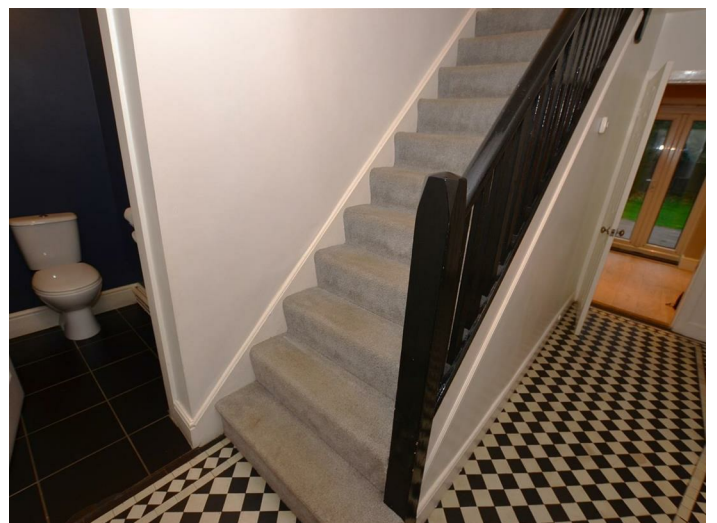


3 Bed House - Semi-Detached

£1,150 PCM

 Nunsfield Drive, Alvaston, Derby, DE24 0GG



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3 Bed House - Semi-Detached

£1,150 PCM

 Nunsfield Drive, Alvaston, Derby, DE24 0GG

AVAILABLE IMMEDIATELY - UNFURNISHED - £276.92 HOLDING DEPOSIT REQUIRED - FULL DEPOSIT OF £1384.61 REQUIRED AT COMMENCEMENT OF TENANCY. Thoughtfully extended traditional semi detached family home occupying a sizeable mature plot in this ever popular residential locality. Gas centrally heated and Upvc double glazed throughout, the property briefly comprises; Reception hall, guest's cloakroom / wc, bay fronted sitting room, dining room, breakfast kitchen and utility. On the first floor a landing leads to three bedrooms and family bathroom with white suite. Outside is off road parking and established garden. Energy rating D. council tax band B.

Canopied Storm Porch

To:-

Reception Hall

Having feature Minton tiled floor, UPVC double glazed entrance door and staircase to first floor.



Sitting Room 12'4 x 12'1 (3.76m x 3.68m)

Having halogen down lighters, television connection point, radiator and UPVC double glazed cant bay window to front aspect.

Dining Room 12'5 x 11'8 (3.78m x 3.56m)

Having radiator and UPVC double glazed windows with french door.



Breakfast Kitchen 13'1 x 11' (3.99m x 3.35m)

Having a range of white shaker style wall, base and drawer units with butchers block natural oak working surfaces, matching breakfast bar, feature gas range, radiator, space and plumbing for dish washer and UPVC double glazed window with matching french doors to rear garden.



Guest Cloak Room/WC

Having white two piece suite and UPVC opaque double glazed window to front aspect.



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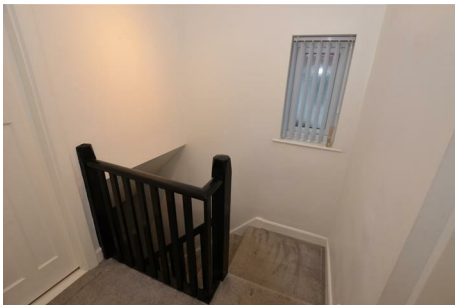
Utility Room

Again with fitted wall and base cupboard, space and plumbing for automatic washing machine and space for dryer.



First Floor Landing

With double glazed window to side aspect.



Bedroom One 14'2 x 9'4 plus wardrobe depth (4.32m x 2.84m plus wardrobe depth)

With fitted wardrobes, radiator and UPVC double glazed bay window to front aspect.



Bedroom Two 12'6 x 11'4 (3.81m x 3.45m)

With access to roof space (having pull down loft ladder), radiator and UPVC double glazed window to rear aspect.



Bedroom Three 8'9 x 7'7 (2.67m x 2.31m)

Having radiator and UPVC double glazed window to front aspect.



Bathroom

Having modern white three piece suite with mains fed drench shower, airing cupboard and opaque double glazed window to rear aspect.

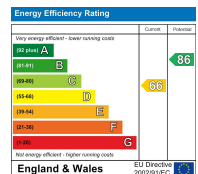


Outside

The the front is a block paved fore court with off road car parking for two cars. The rear garden is enclosed with a large patio area and is laid to a shaped lawn.



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