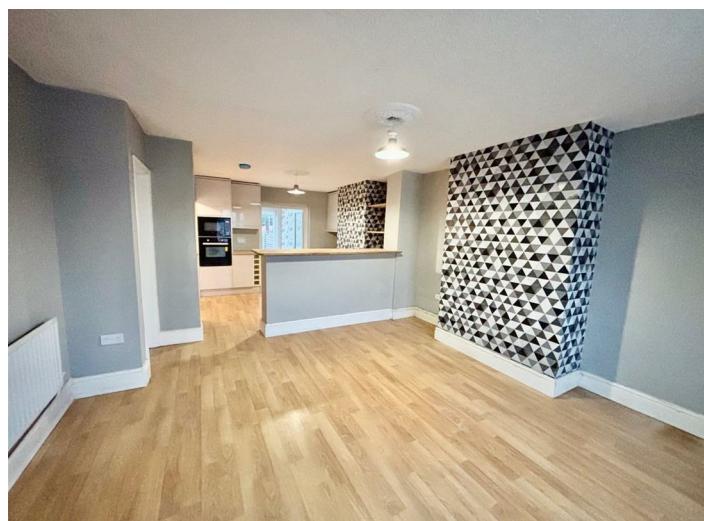
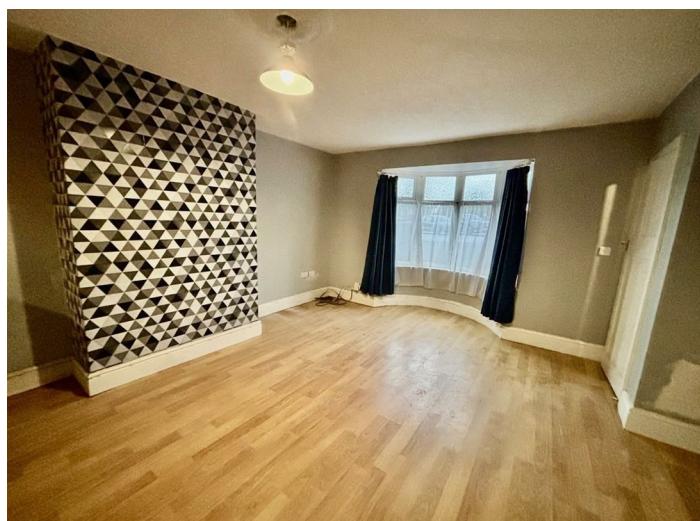


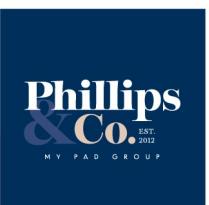
# 3 Bed House - Semi-Detached

£1,200 PCM

 Oak Crescent, Littleover, Derby, DE23 3BR



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# 3 Bed House - Semi-Detached

£1,200

PCM

 Oak Crescent, Littleover, Derby, DE23 3BR

AVAILABLE IMMEDIATELY - UNFURNISHED - £253.84 HOLDING DEPOSIT REQUIRED - £1269.23 FULL DEPOSIT REQUIRED AT START OF TENANCY - SIZEABLE TRADITIONAL SEMI DETACHED HOME - CUL DE SAC POSITION IN POPULAR LOCATION - THREE BEDROOMS - TWO BATHROOMS - THREE RECEPTION ROOMS - OFF ROAD CAR PARKING - ESTABLISHED GARDENS - COUNCIL TAX BAND B - ENERGY RATING D.

## Reception Hall

Having composite and opaque double glazed entrance door and staircase to first floor.

## Open Plan Lounge/Dining Area



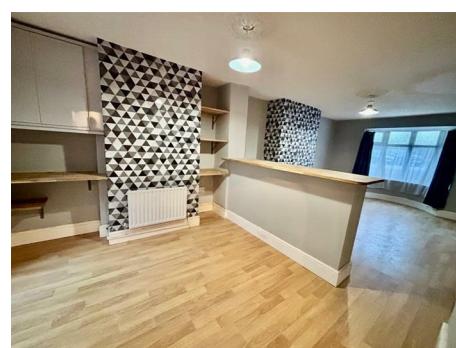
## Sitting Room 16'2" x 13'11"

**(4.95 x 4.26)**

Having a laminated wood effect floor, radiator and UPVC double glazed window to front aspect. The room opens into the :-



## Dining Kitchen 17'3" x 9'5" (5.28 x 2.88)



Having a range of handleless wall and base cupboards, inset four burner gas hob with electric fan assisted oven and grill, built in microwave, larder fridge and freezer.



## Dining/Family Room 13'4" x 8'4" (4.08 x 2.55)



Having a velux double glazed sky lights and bi-fold doors to garden.

## Ground Floor Shower Room



Having modern contemporary white three piece suite.

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# 3 Bed House - Semi-Detached

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**Home Office 8'2" x 7'7" (2.49 x 2.32)**



Having a UPVC double glazed window to rear.

## First Floor Landing

With UPVC double glazed window.

**Bedroom One 11'8" x 10'3" (3.58 x 3.14)**



Having a radiator and UPVC double glazed window.

**Bedroom Two 12'10" x 9'6" (3.93 x 2.92)**



Having an airing cupboard (housing the boiler), radiator and UPVC double glazed window.

**Bedroom Three 9'4" x 7'2" (2.85 x 2.20)**



Having a radiator and UPVC double glazed window.

## Bathroom



Having a modern white three piece suite with UPVC opaque double glazed window.

## Outside



The property occupies a sizeable mature plot, in this sought after cul-de-sac position. To the front is a tarmac fore court giving car standing space for two cars. The rear garden is laid to lawn with shrubs and timber shed.

# 3 Bed House - Semi-Detached

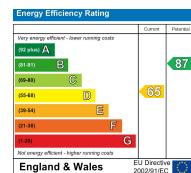
£1,200

PCM

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Property Ref: 10000000000000000000000000000000

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