2 Bed House - End Terrace

£895 PCM

Milton Street, Derby, DE22 3PA

www.phillipsandco.co.uk | 01332 40 25 25

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AVAILABLE MIDDLE OF AUGUST 2026 - UNFURNISHED - COUNCIL TAX BAND A - ENERGY RATING - SUPERBLY RESTORED PERIOD HOME SITUATED IN THIS HIGHLY POPULAR LOCALITY - TWO BEDROOMS - NEWLY FITTED KITCHEN AND BATHROOM - £206.53 HOLDING DEPOSIT - FULL DEPOSIT OF £1032.69 REQUIRED AT START OF TENANCY.

Sitting Room 11'10" x 11'10" (3.61 x 3.61)
Having laminate floor and radiator.

Inner Hallway
With access to cellarage.

Dining Room 11'11" x 11'10" (3.64 x 3.61)
Having laminated wood effect floor, radiator and staircase to first floor.

Refitted Kitchen 9'9" x 5'9" (2.98 x 1.76)
Having a full range of newly fitted wall, base and drawer units. Inset stainless steel four burner gas hob with matching electric oven and grill together with an integrated fridge.

First Floor

Passeaged Landing

Bedroom One 13'5" x 11'10" (4.09 x 3.62)
With laminated wood effect floor and radiator.

Bedroom Two 12'0" x 10'0" (3.67 x 3.07)
With laminate floor and radiator.

Refitted Bathroom
Having newly fitted three piece suite with mains fed shower over bath. free standing washing machine and radiator.

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Outside
Lawned rear garden with outbuilding housing the boiler.

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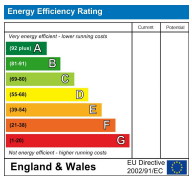

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