



Shaftesbury Crescent, Derby DE23 8LZ

welcome to

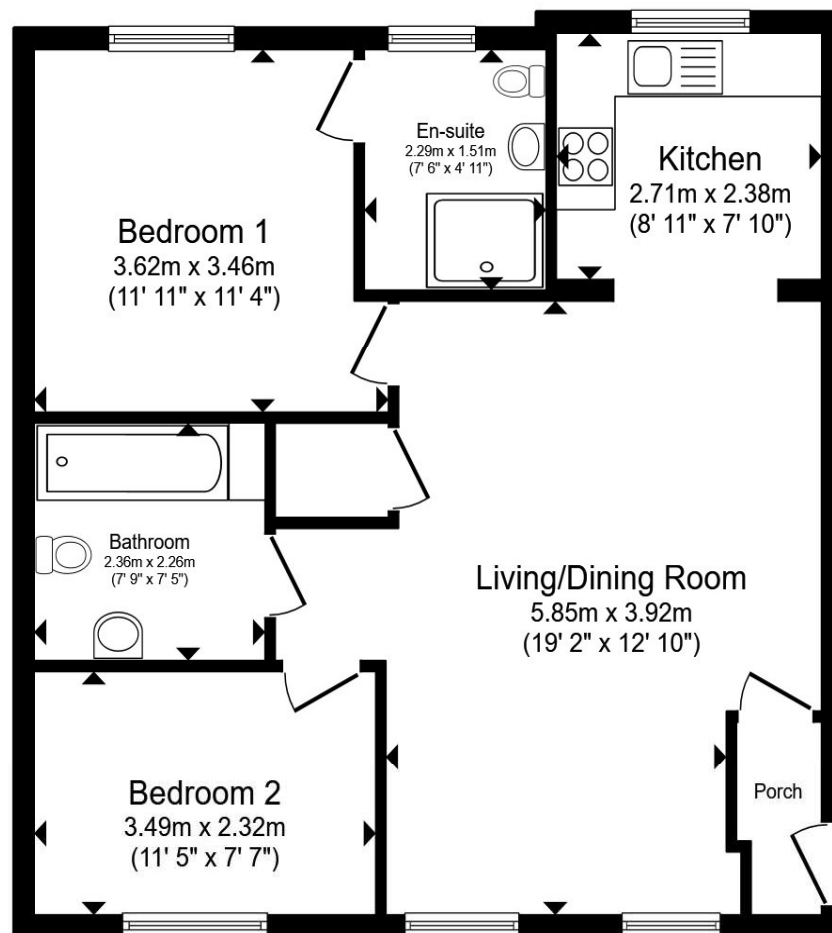
Shaftesbury Crescent, Derby

Well-presented and spacious two-bedroom flat on the popular Shaftesbury Crescent, offered for sale with no onward chain. Featuring a generous living/dining room, fitted kitchen, en-suite to the principal bedroom, separate bathroom and vacant possession.



About The Area

Agents Note



Total floor area 66.6 m² (717 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

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- No onward chain and vacant possession
- Spacious living/dining room
- Principal bedroom with en-suite shower room
- Well-presented throughout and ready to move into

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£110,000



view this property online [bagshawsresidential.co.uk/Property/DBY122576](https://www.bagshawsresidential.co.uk/Property/DBY122576)



Property Ref:
DBY122576 - 0002

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Offered to the market with no onward chain, this well-maintained and deceptively spacious two-bedroom flat occupies a convenient position on Shaftesbury Crescent and presents an excellent opportunity for first-time buyers, downsizers and investors alike.

The accommodation is well laid out throughout, with an entrance porch leading into a generous living and dining room, providing ample space for both relaxation and entertaining. The separate fitted kitchen offers a practical workspace with a range of units and room for everyday appliances.

The principal bedroom is a particularly good size and benefits from the added luxury of an en-suite shower room, creating a comfortable and private retreat. A second bedroom provides versatile accommodation and could be utilised as a guest room, home office or dressing room if required. Completing the internal accommodation is a spacious family bathroom fitted with a three-piece suite.

The property has clearly been well cared for by the current owner and is presented in good order throughout, allowing a purchaser to move straight in and make the property their own over time. With approximately 717 sq. ft. of accommodation, the flat offers excellent proportions rarely found in many modern apartments.

Being sold vacant with no chain, this property provides a straightforward purchase and early viewing is highly recommended.

Please note the marker reflects the postcode not the actual property



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