



**Metcalf Close, Alvaston, Derby, DE24 0NY**

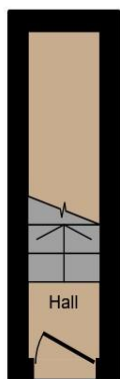


**welcome to**

**Metcalfe Close, Alvaston Derby**

Well-maintained 2-bedroom first-floor maisonette in Alvaston, featuring a modern kitchen, two reception rooms, communal garden, and off-road parking. Ideal for first-time buyers or investors.





**Ground  
Floor**



**First Floor**

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.focalagent.com](http://www.focalagent.com)

**welcome to**

## **Metcalf Close, Alvaston Derby**

- First-floor maisonette with private entrance
- Spacious lounge and separate dining room
- Double bedroom to the rear
- Modern fitted kitchen
- Neatly presented bathroom

Tenure: Leasehold EPC Rating: C

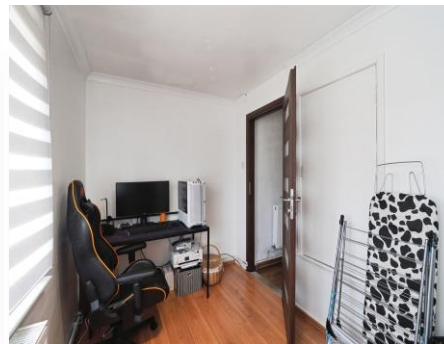
Council Tax Band: A Service Charge: Ask Agent

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.

offers in the region of

**£135,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [bagshawsresidential.co.uk/Property/DBY120769](https://www.bagshawsresidential.co.uk/Property/DBY120769)



Property Ref:  
DBY120769 - 0003

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