



Beatty Walk
ILKESTON





Property Description

MID-TERRACE HOME !! THREE BEDROOMS !! NEWLY FITTED BATHROOM !! CANAL VIEWS TO REAR !! PERFECT FIRST-TIME PURCHASE !! We at Burchell Edwards are delighted to offer to the market this well presented and well located three bedroom mid-terrace home that is ready for a new family to love.

Located close to the town centre all major transport and road links as well as all major supermarkets we have this well presented home that offers great living space and will make for the perfect first-time purchase.

The home comprises of large living room, well equipped kitchen to the ground floor with the three good size bedrooms and the newly fitted shower room on the first floor. To the front is a smart garden and to the rear is the private enclosed garden and canal views.

We feel with what the home has to offer and the fantastic location really makes this a must see so please call Burchell Edwards today to arrange your viewing.

To The Front

Gated front garden, having laid grass lawn leading to the UPVC front door that opens into the entrance hallway.

Entrance Hallway

Having fitted carpet and a radiator.

Living Room

Featuring a front aspect double-glazed bay window, fitted carpet and radiator. Double open doorway leads through to the spacious kitchen/diner, creating a bright and welcoming open plan feel.

Kitchen/Diner

The kitchen benefits from a rear aspect double-glazed window and two double-glazed doors opening out to the rear garden, along with practical laminate flooring. Fitted with a selection of wall and base units with a stainless-steel sink and drainer and space for a washing machine, fridge freezer and an integrated gas hob and oven. Space for dining

Bedroom One

Having a double-glazed rear aspect window with fitted carpet and a radiator.

Bedroom Two

Having a double-glazed front aspect window with fitted carpet and a radiator.

Bedroom Three

Having a double-glazed front aspect window with fitted carpet and a radiator.

Shower Room

Having a double-glazed rear aspect window with tiled flooring and a heated towel rail. Suite includes a vanity low-level WC and handwash basin with a mains fed walk-in shower.

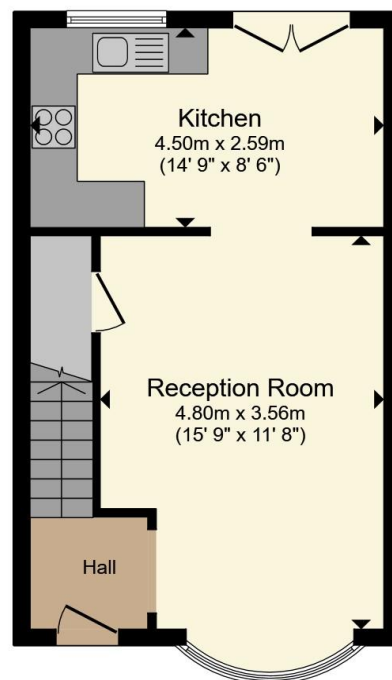
To The Rear

The enclosed, low-maintenance rear garden features a paved patio seating area and an artificial lawn, with attractive canal views beyond the boundary fence, creating a pleasant outdoor space to relax and enjoy the surroundings.

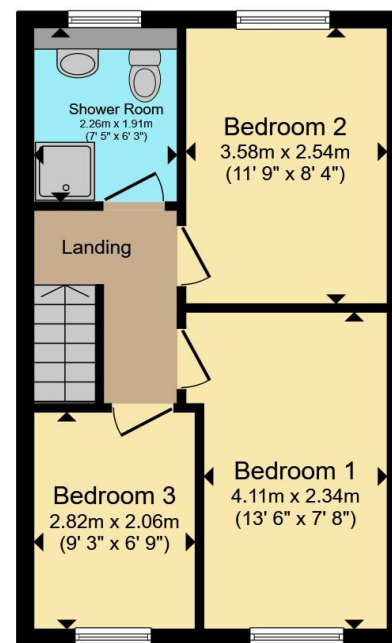








Ground Floor



First Floor

Total floor area 71.0 m² (765 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



To view this property please contact Burchell Edwards on

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EPC Rating: C Council Tax
 Band: A

Tenure: Freehold

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