



East Avenue, Mickleover DERBY DE3 9HN

welcome to

East Avenue, Mickleover DERBY

Situated in the sought-after Derbyshire suburb of Mickleover, this three-bedroom semi-detached loft conversion bungalow comprises of an entrance hallway, lounge, conservatory/dining room, three bedrooms, a family bathroom, established front and rear garden. Call us now to view!



Entrance Hallway

Upon entry through the front door the entrance hallway provides access to the lounge, bedroom two, family bathroom and first floor landing. Finished with wood laminate flooring, a double-glazed window to the front and an under stair cupboard.

Lounge

14' x 13' 4" (4.27m x 4.06m)

Beautifully presented lounge finished with wood laminate flooring, a radiator, a door to the kitchen and an archway leading out to the conservatory/dining room.

Conservatory/Dining Room

17' 3" x 8' 9" (5.26m x 2.67m)

Accessed through the lounge, a bright open space, with plenty of natural light flooding the room. Finished with wood laminate flooring, a radiator double-glazed windows to the rear and sliding doors opening out to the rear garden.

Kitchen

10' 11" x 6' (3.33m x 1.83m)

A lovely fitted kitchen comprising of base, wall and drawer units with an integrated oven, induction hob, overhead extractor hood and a stainless steel sink, with space and plumbing for additional appliances. Finished with tiled flooring, splashback tiling and a double-glazed window to the rear.

Bedroom Two

12' x 10' (3.66m x 3.05m)

Currently used as an office space, allowing plenty of versatility to renovate to your desires. Finished with carpeted flooring, a radiator and double-glazed window to the front.

Bathroom

Three-piece suite comprising of a wash-hand basin, low-level w/c and bath with an overhead shower. Finished with vinyl flooring, spotlights to the ceiling and a frosted double-glazed window to the side.

Landing

First floor landing providing access to two bedrooms and the loft space.

Bedroom One

14' 11" x 8' 2" (4.55m x 2.49m)

Spacious double bedroom finished with carpeted flooring, a fitted wardrobe, cupboard, a radiator and double-glazed window to the rear.

Bedroom Three

9' 11" x 8' 6" (3.02m x 2.59m)

Double bedroom finished with carpeted flooring, fitted cupboards, a radiator and a double-glazed window to the rear.

External

Externally, to the front, a patio paved pathway leading up to the house, surrounded by pebbling and beautiful mature shrubbery, enclosed with wooden fencing and a gate, allowing plenty of privacy. To the rear, a beautiful, serene garden with a wooden decking area which is great for seating, alongside pebbling, a lawn area with trees, mature shrubbery and a shed. Usefully a garage which provides off-road parking.



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welcome to

East Avenue, Mickleover DERBY

- A BEAUTIFULLY PRESENTED THREE-BEDROOM SEMI-DETACHED BUNGALOW
- COSY LOUNGE AREA & CONSERVATORY/DINING ROOM
- A LOVELY FITTED KITCHEN
- MODERN FAMILY BATHROOM
- WELL-ESTABLISHED FRONT GARDEN

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: C

£285,000



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Property Ref:
MVR109395 - 0004



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