



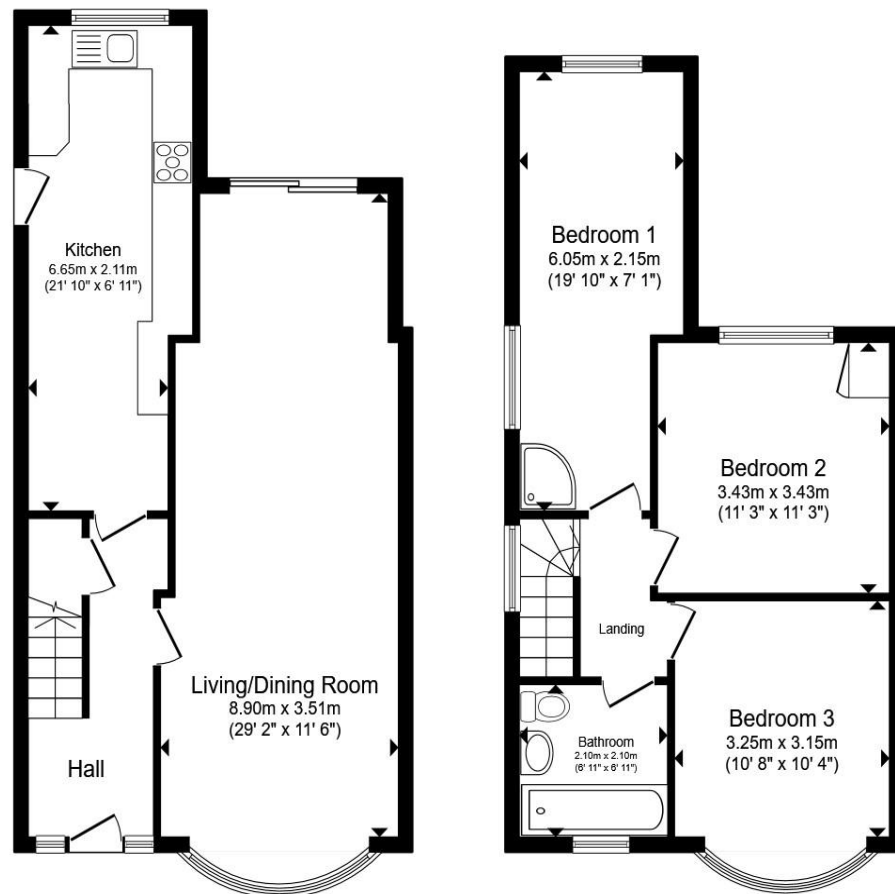
Grasmere Crescent, Sinfen, Derby, DE24 9HT

welcome to

Grasmere Crescent, Sinfin Derby

A spacious three-bedroom home on Grasmere Crescent, offering a large driveway, open-plan living/dining room, kitchen, detached garage and private rear garden. Featuring three double bedrooms, including a principal bedroom with built-in shower, and excellent access to local schools and amenities.





Ground Floor

First Floor

Total floor area 102.5 m² (1,104 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

About The Area

Living/ Dining Room

29' 2" MAX x 11' 6" MAX (8.89m MAX x 3.51m MAX)

Kitchen

21' 10" x 6' 11" + RECESS (6.65m x 2.11m + RECESS)

Bedroom 1

19' 10" x 7' 1" (6.05m x 2.16m)

Bedroom 2

11' 3" x 11' 3" (3.43m x 3.43m)

Bedroom 3

10' 8" x 10' 4" (3.25m x 3.15m)

Bathroom

Agents Note

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Grasmere Crescent, Sinfin Derby

- Three spacious double bedrooms
- Large open-plan living and dining room
- Generous galley-style kitchen with garden access
- Large driveway and detached single garage
- Well-maintained rear garden with patio and lawn

Tenure: Freehold EPC Rating: C
Council Tax Band: A

offers in the region of
£255,000



Please note the marker reflects the
postcode not the actual property

view this property online bagshawsresidential.co.uk/Property/DBY117160



Property Ref:
DBY117160 - 0005

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