



Viewing Strictly By Appointment Only

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We recommend our preferred partner Mortgage intermediaries who are mortgage specialists available to provide you with the advice you need. We receive a referral fee of approximately £350 per completed transaction.

We recommend our preferred partner Insurance Company who provide Buildings and Contents Insurance. We receive a referral fee of approximately £25 per completed transaction.

We recommend our preferred partner Removal Company for home removals. We receive a referral fee of £50 per completed transaction.

You are NOT obliged to use our preferred partner services.

View This Property!

Get in touch today on the contact details below and we'd be delighted to arrange a viewing of this property for you.

W: hannells.co.uk
E: chaddesden@hannells.co.uk
T: 01332 281400

Viewing Arrangements: Strictly by prior appointment with Hannells Estate Agents.

These particulars are intended only as a guide to the property. They do not form part of the contract and although they are believed to be correct, they may be inaccurate in important aspects.

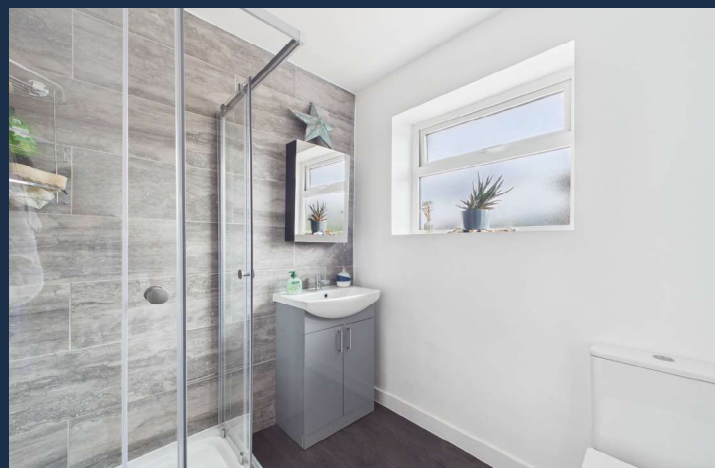
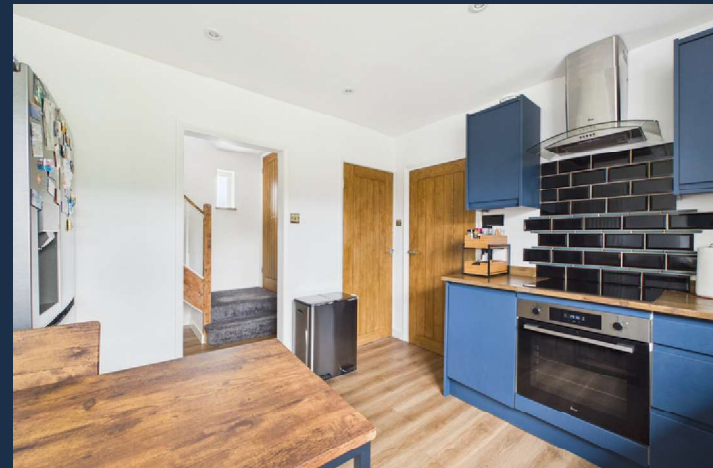
Tideswell Road, Chaddesden, DE21 4LE | Freehold

A traditional and well-proportioned three-bedroom semi-detached home, ideally suited to first-time buyers or growing families. The property has been thoughtfully modernised and improved throughout, offering stylish and comfortable living accommodation ready to move straight into.

- Recently Modernised And Improved Semi-Detached Home
- Good Size Plot With Off-Road Parking (No Drop Kerb)
- Refitted Kitchen And Shower Room, Viewing Recommended
- EPC Rating C, Freehold
- Council Tax Band A, Freehold



These particulars are intended to give a brief description of the property as a guide to prospective buyers. Accordingly, their accuracy is not guaranteed and Hannells Ltd nor the vendors accept any liability of their contents. They do not constitute an offer for sale. Any prospective purchasers should satisfy themselves by inspection or otherwise as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require further clarification of information. The Property Misdescription Act 1991 - The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the Property are based on information supplied by the Seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.



Freehold

A Moving Experience...



Full Description:

The accommodation is supplemented by gas fired central heating (fitted within the last 12 months including combination central heating boiler), double glazing and briefly comprises:- reception hallway, spacious lounge/dining room, refitted kitchen, cloakroom/wc and side lobby with access to a useful store and additional utility area.

To the first floor the landing provides access to three good size bedrooms and refitted shower room with a three piece suite.

Outside, there are gardens to both front and rear elevations together with off road parking (no drop kerb).

Room Measurements & Details:

Entrance Hall: (6'4" x 11'9") 1.93 x 3.58
Lounge Diner: (17'9" x 13'2") 5.41 x 4.01
Kitchen: (11'0" x 11'3") 3.35 x 3.43
Cloaks/WC: (2'6" x 4'9") 0.76 x 1.45
Side Lobby: (3'3" x 6'10") 0.99 x 2.08
Utility Area: (4'8" x 6'2") 1.42 x 1.88
Storage: (5'11" x 6'4") 1.80 x 1.93
First Floor Landing: (3'1" x 9'0") 0.94 x 2.74
Bedroom One: (10'4" x 14'7") 3.15 x 4.44
Bedroom Two: (11'1" x 10'3") 3.38 x 3.12
Bedroom Three: (7'2" x 10'2") 2.18 x 3.10
Shower Room: (6'6" x 5'7") 1.98 x 1.70

Outside:

There area gardens to both front and rear elevations, the front incorporates off road parking for two vehicles (no drop kerb).

There is gated access to the side elevation leading to the rear garden which is laid mainly to lawn with covered decked seating area and cold water tap.

Buyer Information:

1. Anti-Money Laundering (AML) Regulations: We are legally required to verify all purchasers. The cost is £24 (inc VAT) per person.
2. General: These sales particulars are intended as a general guide only. If any detail is especially important, please contact us—particularly if you're travelling a long distance to view.
3. Measurements: All measurements are approximate and provided for guidance only.
4. Services: Services, equipment, and appliances have not been tested. Buyers should arrange their own surveys or inspections.
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