



**Boulton Drive, Alvaston Derby DE24 0FQ**

**welcome to**  
**Boulton Drive,**  
**Alvaston Derby**

- Three-bedroom semi-detached property
- Driveway with front lawn
- Bay-fronted lounge and separate dining room
- Galley-style kitchen and enclosed rear garden
- More photos coming soon

Tenure: Freehold EPC Rating: D  
Council Tax Band: B

**£240,000**

A well-proportioned three-bedroom semi-detached home on the popular Boulton Drive, Derby. Featuring a driveway, bay-fronted lounge, separate dining room, galley kitchen and generous rear garden. More photos coming soon.

Situated on the sought-after Boulton Drive in Derby, this attractive three-bedroom semi-detached property offers well-balanced accommodation, ideal for families and those seeking a comfortable home in a convenient location.

The property is approached via a driveway providing off-road parking, complemented by a small lawned fore garden. Entry is gained through the front door into a welcoming hallway, giving access to the main living areas. To the left sits a bright and spacious bay-fronted lounge, offering an inviting space to relax. To the rear of the home is a separate dining room, ideal for entertaining, with double doors opening onto the rear garden and allowing plenty of natural light. Adjacent to the dining room is a practical galley-style kitchen, offering ample worktop and storage space.

The rear garden enjoys a block-paved patio area, perfect for outdoor seating, leading onto a well-maintained lawn providing space for both relaxation and family use.

To the first floor are two double bedrooms — one located to the front and one to the rear — along with a single bedroom positioned to the front. The family bathroom is fitted with a three-piece suite.

More photos coming soon, this property presents an excellent opportunity to secure a well-located and versatile home.

**view this property online** [bagshawsresidential.co.uk/Property/DBY121906](https://www.bagshawsresidential.co.uk/Property/DBY121906)



Property Ref:  
DBY121906 - 0002

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