



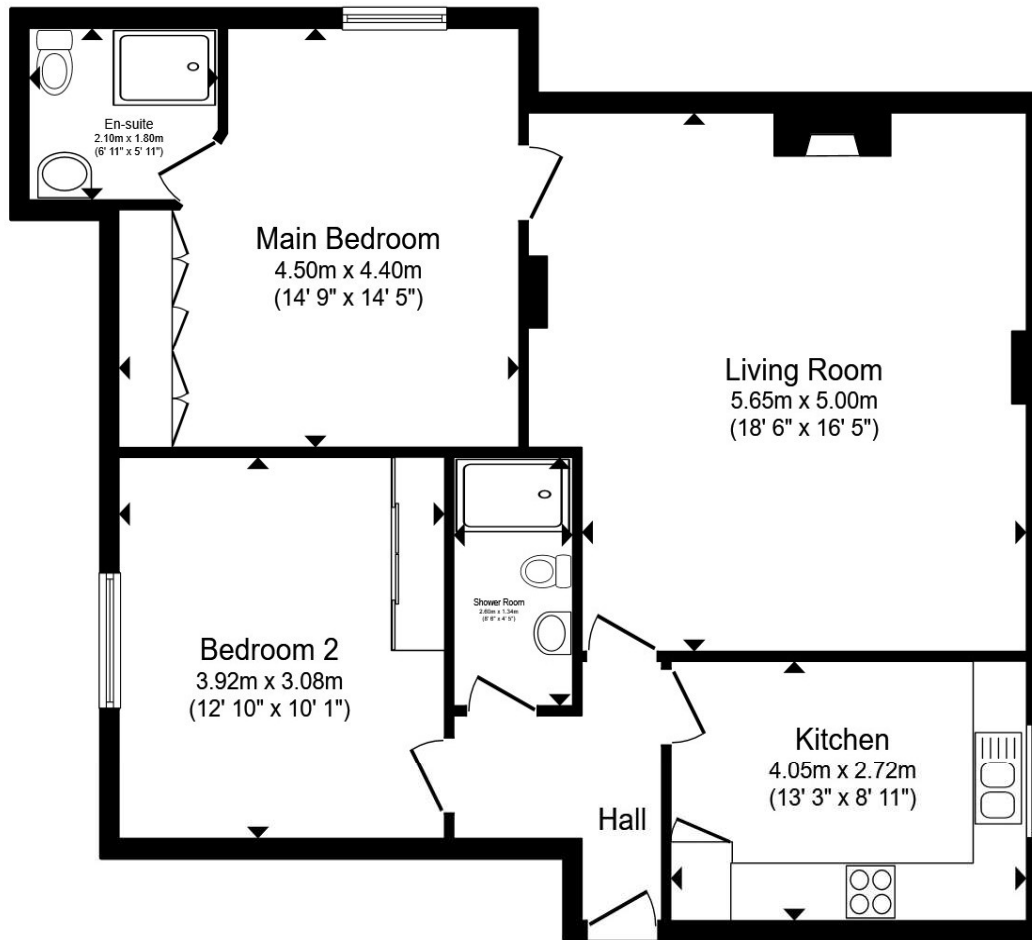
Overfield House The Green, Mickleover Derby DE3 0BU

welcome to

Overfield House The Green, Mickleover Derby

A beautifully presented two-bedroom, two-bathroom, first-floor apartment set within the highly regarded Overfield House development, enjoying generous room proportions, delightful communal grounds, garage parking and a convenient position in the heart of Mickleover.





Entrance Hall

Living Room

18' 6" x 16' 5" (5.64m x 5.00m)

Kitchen

13' 3" x 8' 11" (4.04m x 2.72m)

Main Bedroom

14' 9" x 14' 5" (4.50m x 4.39m)

En-Suite Shower Room

6' 11" x 5' 11" (2.11m x 1.80m)

Bedroom Two

12' 10" x 10' 1" (3.91m x 3.07m)

Shower Room

8' 8" x 4' 5" (2.64m x 1.35m)

Outside

Local Area

Total floor area 87.8 m² (945 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

welcome to

Overfield House The Green, Mickleover Derby

- SPACIOUS FIRST-FLOOR APARTMENT WITHIN THE EXCLUSIVE OVERFIELD HOUSE COMPLEX IN MICKLEOVER CONSERVATION AREA
- TWO GENEROUS DOUBLE BEDROOMS

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 1848.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Apr 2001. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

£250,000



Occupying an attractive position within the prestigious Overfield House in Mickleover conservation area, the property offers elegant and generously proportioned accommodation set amidst well-maintained communal gardens and mature surroundings. This well-appointed, first-floor apartment combines the charm and tranquillity of its setting with practical, modern living, making it ideal for downsizers, professionals or those seeking a peaceful yet convenient location.

Accessed via an intercom system, the smart communal entrance has stairs leading to the private doorway into the apartment. The spacious living room forms the heart of the home, providing ample space for both seating and dining furniture and benefitting from large windows that allow in excellent natural light and pleasant outlooks over the landscaped grounds. The fitted kitchen offers an excellent range of wall and base units, integrated appliances and space for a breakfast table, making it as practical as it is inviting.

The principal bedroom is a particularly impressive space, complete with fitted wardrobes and a modern en-suite shower room. A second double bedroom with fitted wardrobes is served by a separate shower room, finished to a high standard. Externally, residents benefit from attractively maintained communal gardens, allocated parking, and a garage, all combining to enhance the sense of practicality and quality associated with this exclusive complex.

view this property online [bagshawsresidential.co.uk/Property/MVR109337](https://www.bagshawsresidential.co.uk/Property/MVR109337)



Property Ref:
MVR109337 - 0004

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Please note the marker reflects the
postcode not the actual property