



BLENCATHRA DRIVE, MICKLEOVER, DERBY

PRICE £350,000

2 BEDROOM | 1 BATHROOM | 1 RECEPTION



WELCOME TO BLENCATHRA DRIVE

HIGH SPECIFICATION EXTENDED DETACHED BUNGALOW - This bungalow is currently undergoing a comprehensive programme of renovation and improvement by Glebe Homes, renowned for its high-quality craftsmanship and meticulous attention to detail. The property will offer the perfect blend of contemporary design and comfort, with high-quality finishes throughout, including contemporary engineered oak doors, a stylish re-fitted kitchen with integrated appliances, a contemporary shower room, and new carpets and flooring.

This superb bungalow will be finished to an exceptional standard and occupies a highly sought-after cul-de-sac position, conveniently located close to Mickleave's excellent range of local shops and amenities.

The beautifully appointed accommodation will briefly comprise: entrance hallway, extended L-shaped living/dining room with French doors providing access to the rear garden, contemporary breakfast kitchen, two bedrooms including a particularly spacious primary bedroom, and a spacious contemporary shower room.

Outside, the property occupies a generous, wide plot and will benefit from landscaped front and rear gardens, a generous driveway and a single detached garage.

THE DETAIL

This extended detached bungalow is currently undergoing a comprehensive programme of renovation and improvement by local builders, Glebe Homes. Upon completion, the property will provide stylish, ready-to-move-into accommodation finished to a high standard, with quality fixtures and fittings throughout.

The accommodation will include an extended, re-fitted kitchen with integrated appliances, a spacious L-shaped living/dining room with dual-aspect windows and French doors opening onto the rear garden, two double bedrooms and a contemporary shower room. The primary bedroom will enjoy views over the landscaped rear garden.

Externally, there will be a double-width driveway leading to a detached single garage, while the enclosed rear garden will feature a paved seating area, lawn and pathway access to the driveway, single detached garage and side of the property.

As the renovation works are currently ongoing, the specification and layout should be viewed once the works have been completed. Upon completion, the property is expected to provide a high-quality, contemporary home.





Please Note

The internal images are from previous Glebe Homes properties and are provided for illustrative purposes only. The layout of this property differs from the images shown. The pictures are intended to give an indication of the quality of workmanship and finish you can expect from the completed build.

The Location

Mickleover is an extremely popular residential suburb of Derby approximately 3 miles from the city centre providing a first class range of local amenities including a supermarket, a range of shops, doctors and dentists. Local shops include a large Tesco supermarket and a Marks & Spencers convenience store and petrol station. There are also several public houses within the centre of Mickleover Village and a recent addition is the Binary Bar and Restaurant.

Leisure facilities include Mickleover Golf Course, walks in nearby open countryside and access to the local cycle network. Excellent transport links are close by including easy access to the A38 and A50 trunk roads and the M1 motorway.

There are good schools at primary and secondary level with the property falling within the catchment area for the noted Brookfield Primary School and Littleover Community School.

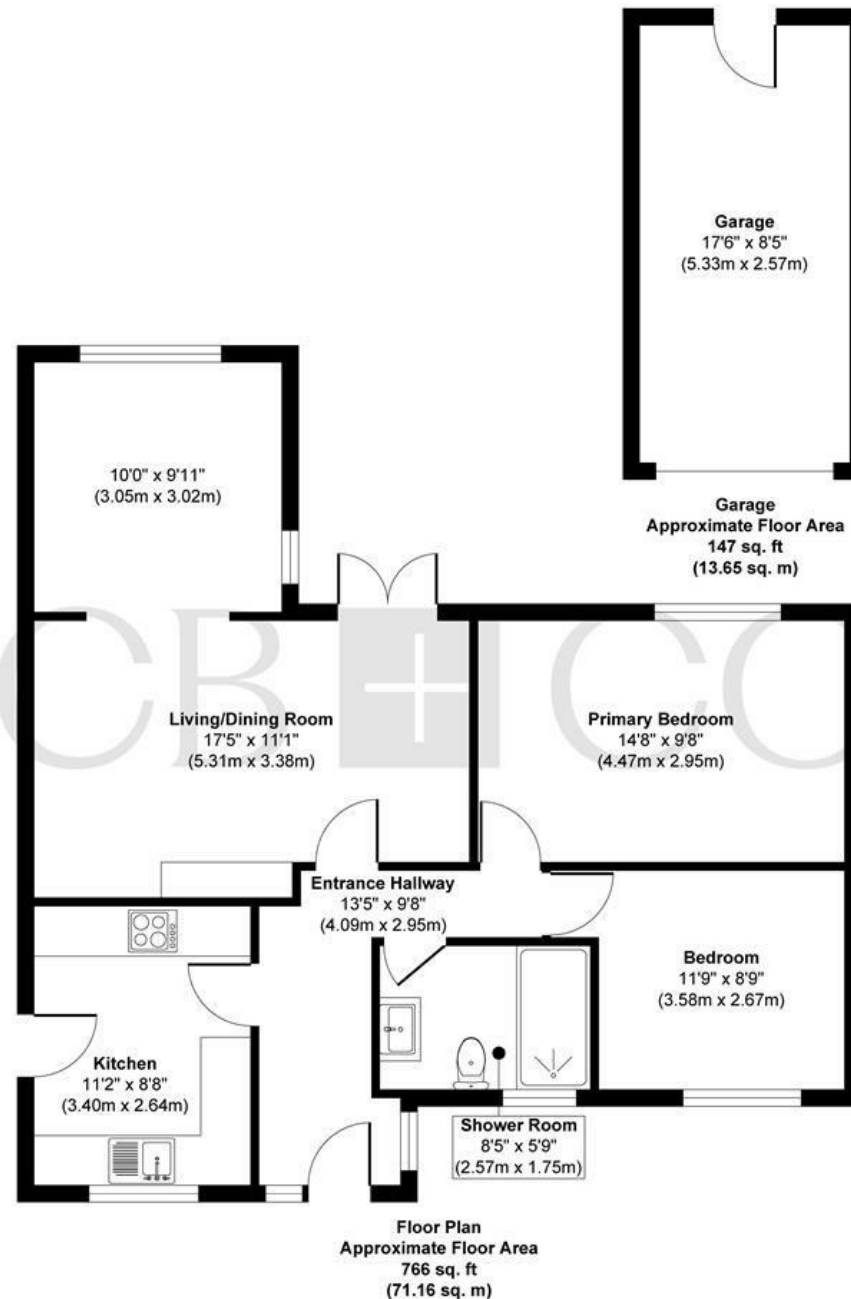
AML Verification

In accordance with UK Anti-Money Laundering Regulations, all buyers will be required to complete an identity verification check when an offer is accepted. A fee of £25 + VAT per purchaser is payable.





Blencathra Drive, Mickleover, Derby



Approx. Gross Internal Floor Area 913 sq. ft / 84.81 sq. m (Including Garage)
Approx. Gross Internal Floor Area 766 sq. ft / 71.16 sq. m (Excluding Garage)

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

THE PARTICULARS

APPROX

766.00 sq ft

EPC RATING

COUNCIL TAX BAND

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- Stunning Extended Two Bedroom Detached Bungalow
- Currently Undergoing High Specification Renovation
- Works to be Completed to a High Quality Finish
- Stylish Contemporary Fittings, New Carpets & Blinds
- Entrance Hallway, Breakfast Kitchen & Extended Lounge Dining Room
- Two Double Bedrooms & Contemporary Shower Room
- Wide Plot. Extended Driveway & Detached Single Garage
- Landscaped Enclosed Rear Garden
- Close to Mickleover's First Class Range of Local Shops & Amenities
- No Chain Involved - Projected Completion End of September 2024

DARLEY ABBEY MILLS

THE MILLS

First Floor
Darley Abbey Mills
Middle Mill
Derby, DE22 1DZ

01332 411050
CURRANBIRDS.CO

MICKLEOVER

THE STUDIO

2 Station Rd
Mickleover
Derby,
DE3 9GH

01332 531020
CURRANBIRDS.CO

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