

29 Saxon Grove, Willington, Derby, DE65 6YD

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£359,950

3 1 2

Key Features

- Three Bedroom Detached
- Quiet Cul-De-Sac
- Lounge with Log Burner
- Spacious Fitted Kitchen
- Generous Driveway
- Garage & Powered Workshop
- EPC rating C
- Freehold















A lovely three-bedroom detached home tucked away in a quiet cul-de-sac in the sought-after village of Willington, offering comfortable living accommodation, excellent off-road parking and a beautifully established rear garden.

Occupying a pleasant position on Saxon Grove, this well-maintained home offers a practical and welcoming layout, with a combination of cosy living spaces and bright, open areas perfect for everyday family life.

Stepping inside, the entrance hallway provides access to the first floor and leads into the lounge, a comfortable and inviting space featuring a log-burning stove, creating a wonderful focal point and somewhere to relax during the colder months. A front-facing window allows plenty of natural light into the room.

The kitchen is fitted with a range of contemporary cream gloss units, complemented by contrasting work surfaces, integrated cooking appliances and a breakfast bar area. Offering plenty of storage and preparation space, the kitchen flows through to the dining room, creating a sociable arrangement ideal for family meals and entertaining.

The dining room is a particularly attractive feature of the property. With its vaulted ceiling, roof windows and extensive glazing overlooking the rear garden, it is a wonderfully light and airy space throughout the day. French doors provide direct access outside, making it easy to enjoy the garden during the warmer months.

Upstairs, the first-floor landing leads to three bedrooms and the family bathroom. The main bedroom is a comfortable double with fitted wardrobes, while the second bedroom also benefits from built-in wardrobe storage. The third bedroom offers flexibility as a child's bedroom, nursery or home office. Two additional storage cupboards on the first floor provide useful space for everyday essentials.

The family bathroom is fitted with a white three-piece suite comprising a panelled bath, wash hand basin and WC, complemented by contrasting wall and floor tiling.

Outside, the property continues to impress. To the front is a particularly generous driveway providing ample off-road parking, with gated access leading down the side of the house towards the single garage, which benefits from an electric roller door.

The enclosed rear garden is a lovely feature, offering a generous lawn, established planting and paved areas for outdoor seating and entertaining. There are three apple trees and a thornless blackberry bush, adding character and seasonal interest to the garden. A timber shed provides additional outdoor storage.

Further practical benefits include a loft with additional insulation and boarding to the central section, providing useful storage space.

With its generous parking, flexible living accommodation and attractive garden, this is a home that offers plenty to enjoy both inside and out. Early viewing is highly recommended.









Front External

The property occupies a pleasant position within a quiet cul-de-sac, with an attractive frontage and a particularly generous driveway providing ample off-road parking. A combination of block paving and decorative gravel creates a practical, low-maintenance approach, while double gates provide secure access down the side of the property towards the garage and rear garden.

Hallway 1.17m x 1.42m (3'10" x 4'8")

Accessed via the front entrance door, the hallway provides a welcoming introduction to the property, with stairs rising to the first-floor accommodation and a door leading into the lounge.

Living Room 4.29m x 3.48m (14'1" x 11'5")

A comfortable and inviting reception room featuring a log-burning stove set within a chimney recess, creating an attractive focal point. A front-facing window allows natural light to fill the space, while wood-effect flooring and double doors leading through to the kitchen complete the room.

Kitchen 3.35m x 4.37m (11'0" x 14'4")

A spacious and well-appointed kitchen fitted with a range of cream gloss wall and base units, complemented by contrasting work surfaces and a stainless steel sink with drainer. Integrated cooking appliances include a double oven, electric hob and extractor hood. Additional features include a breakfast bar area, wood-effect flooring, a window overlooking the side of the property and a glazed external door providing access outside. An open connection leads through to the dining room.

Dining Room 3.63m x 2.72m (11'11" x 8'11")

A wonderfully bright dining space overlooking the rear garden, featuring a vaulted ceiling with roof windows and extensive glazing that allows natural light to flood the room. French doors open directly onto the garden, creating an excellent setting for family dining and entertaining. Wood-effect flooring continues through from the kitchen, providing a cohesive finish.

Landing 3.51m x 1.91m (11'6" x 6'4")

A light and airy landing with a window providing natural light, timber balustrade and access to all three bedrooms and the family bathroom. Two useful storage cupboards provide additional space for household essentials, with access to the loft above. The loft benefits from additional insulation and boarding to the central section, providing practical storage space.

Bedroom 1 3.86m x 2.46m (12'8" x 8'1")

A well-proportioned double bedroom featuring fitted timber wardrobes offering generous clothes storage. The room benefits from natural light, neutral décor and space for additional bedroom furniture.

Bedroom 2 2.69m x 2.36m (8'10" x 7'8")

A further bedroom featuring fitted wardrobes, neutral décor and wood-effect flooring. A versatile room suitable for use as a bedroom or guest accommodation.

Bedroom 3 2.46m x 1.91m (8'1" x 6'4")

A neatly presented third bedroom with a window overlooking the rear garden, wood-effect flooring and neutral décor. An ideal space for a child's bedroom, nursery or home office.







Bathroom 1.78m x 1.98m (5'10" x 6'6")

Fitted with a white three-piece suite comprising a panelled bath, wall-mounted wash hand basin and low-level WC. Contrasting tiled walls and flooring provide a contemporary finish, while a frosted window allows natural light and privacy.

Rear Garden

The lovely enclosed rear garden offers a generous lawn, established planting and paved seating areas, providing an ideal space for outdoor dining, entertaining and family enjoyment. Three apple trees and a thornless blackberry bush add character and seasonal interest, while a timber shed provides useful additional storage. The property also benefits from a detached single garage with an electrically operated roller door and an adjoining workshop, offering excellent space for hobbies, DIY projects or additional storage. Both the workshop and garden shed benefit from power and lighting.

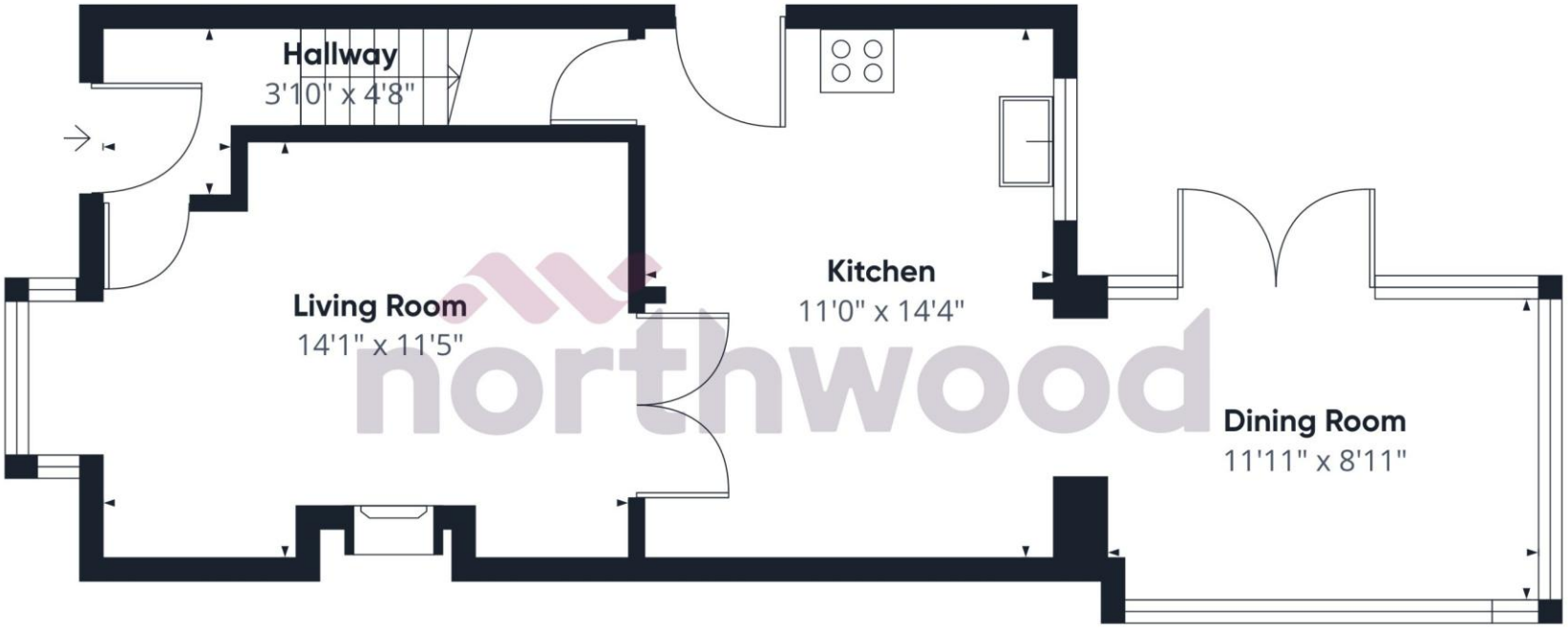
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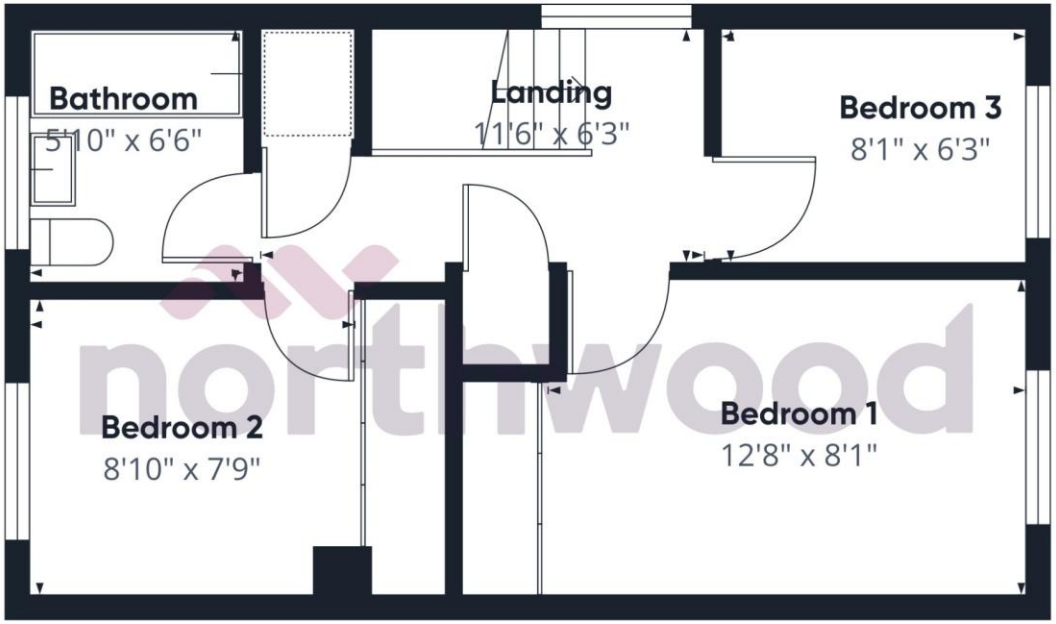








Floor 0





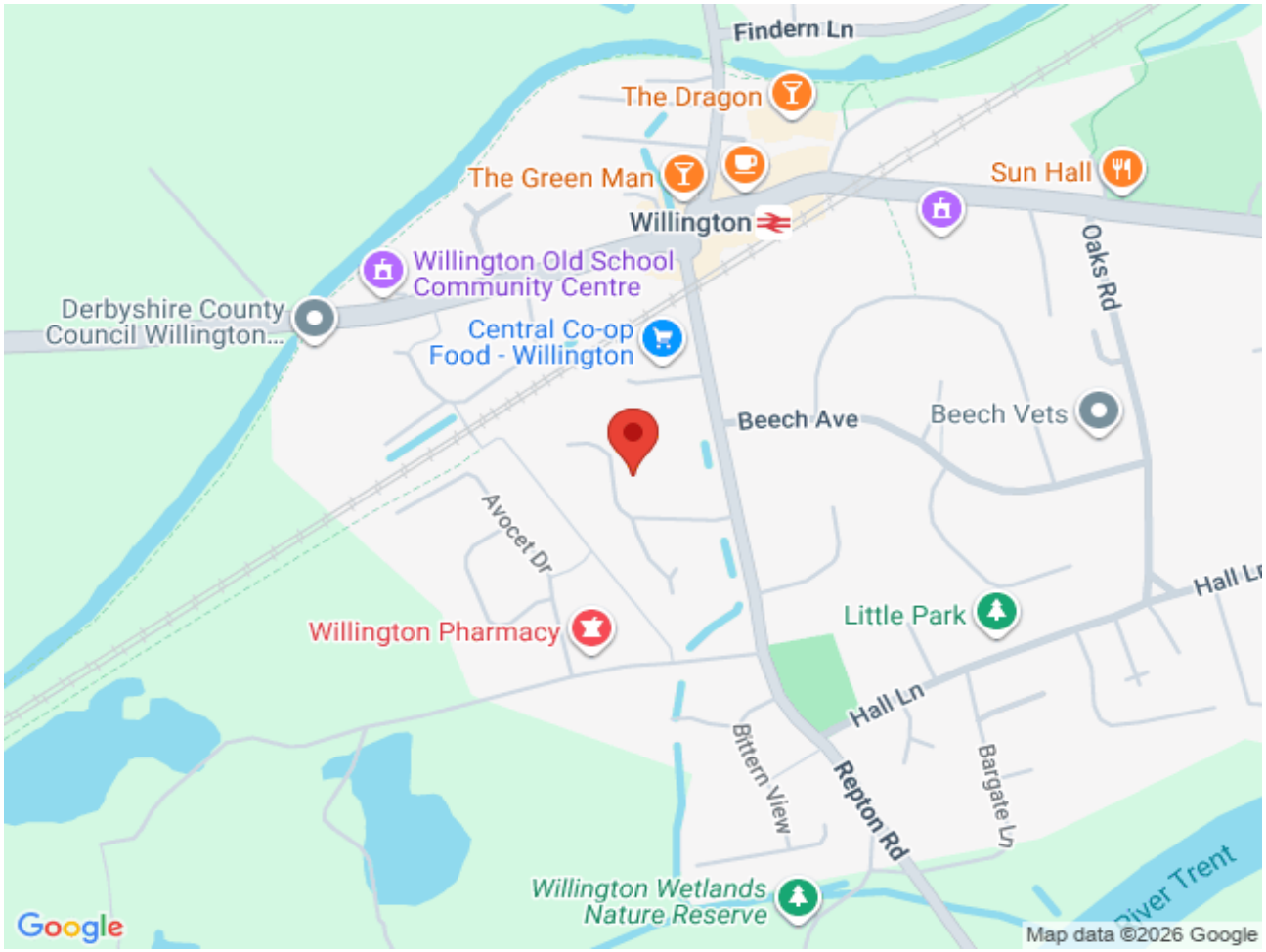
Approximate total area(1)

828 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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