



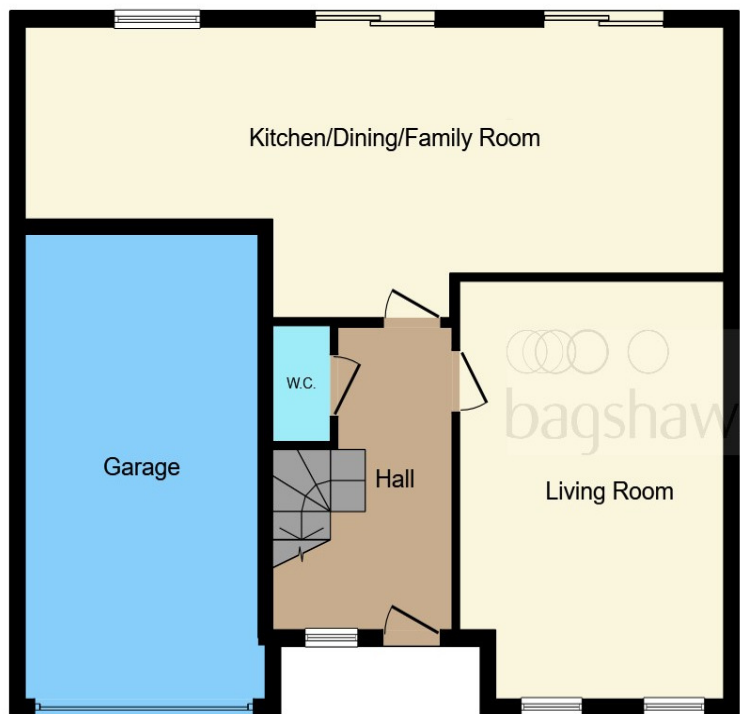
**Sandal Close, Boulton Moor, Derby DE24 5BX**

**welcome to**

**Sandal Close, Boulton Moor, Derby**

Bagshaws Derby are pleased to present this STUNNING 5-bedroom detached home on Sandal Close in Boulton Moor. This is a MUST SEE for any growing families looking for their forever home - don't miss out book your viewing today!





**Ground Floor**



**First Floor**

**W.C.**

**Living Room**

17' 1" x 12' ( 5.21m x 3.66m )

**Kitchen/ Diner/ Family Room**

31' 1" x 10' 1" ( 9.47m x 3.07m )

**Landing**

**Bedroom 1**

17' 1" x 12' 1" ( 5.21m x 3.68m )

**En Suite**

**Bedroom 2**

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

**Bedroom 3**

11' 1" x 11' 1" ( 3.38m x 3.38m )

**Bedroom 4**

12' 1" x 8' 1" ( 3.68m x 2.46m )

**Bedroom 5**

11' 1" x 7' 1" ( 3.38m x 2.16m )

**Bathroom**

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.focalagent.com](http://www.focalagent.com)

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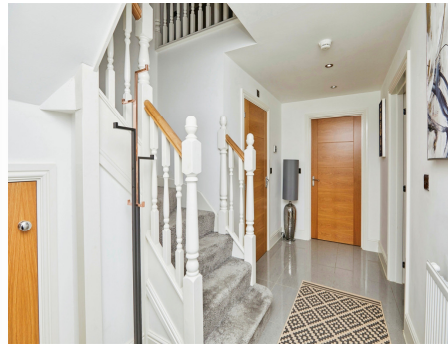
## Sandal Close, Boulton Moor Derby

- Spacious 5-Bedroom Layout
- Built in 2018
- Modern Design
- Open-Plan Living
- Impressive Outdoor Space

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

offers in the region of

**£475,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [bagshawsresidential.co.uk/Property/DBY119537](https://www.bagshawsresidential.co.uk/Property/DBY119537)



Property Ref:  
DBY119537 - 0005

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bagshaws residential



**01332 361308**



[Derby@bagshawsresidential.co.uk](mailto:Derby@bagshawsresidential.co.uk)



32-34 Cornmarket, DERBY, Derbyshire, DE1 2DG



[bagshawsresidential.co.uk](https://www.bagshawsresidential.co.uk)