



2 Bed Flat/Apartment

214 Highfields Park Drive
Darley Abbey
Derby
DE22 1JY

£1,025 Per Calendar Month

Fletcher
& Company

214 Highfields Park Drive Derby DE22 1JY



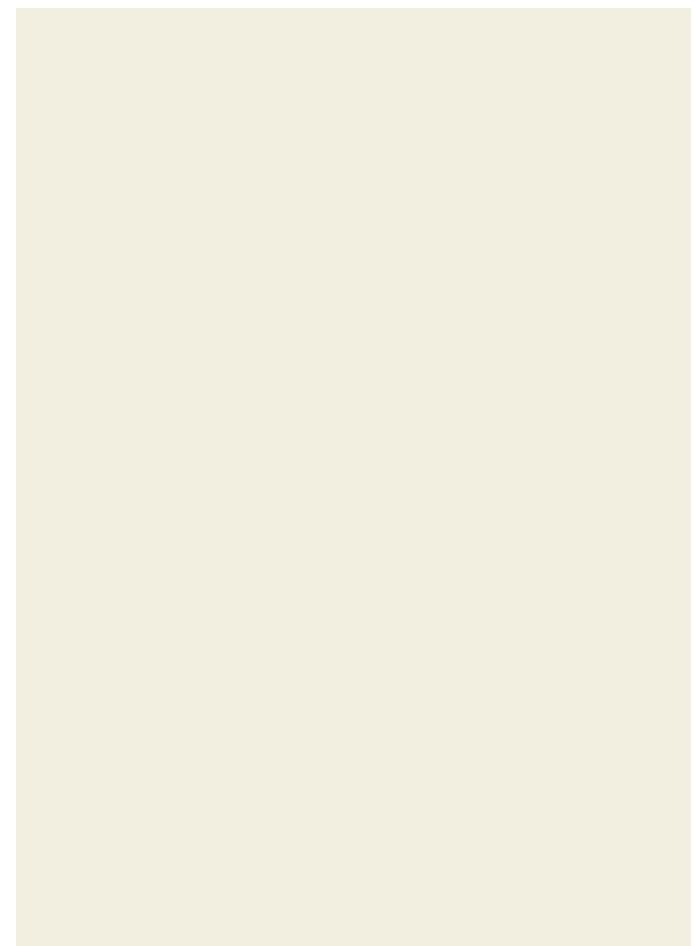
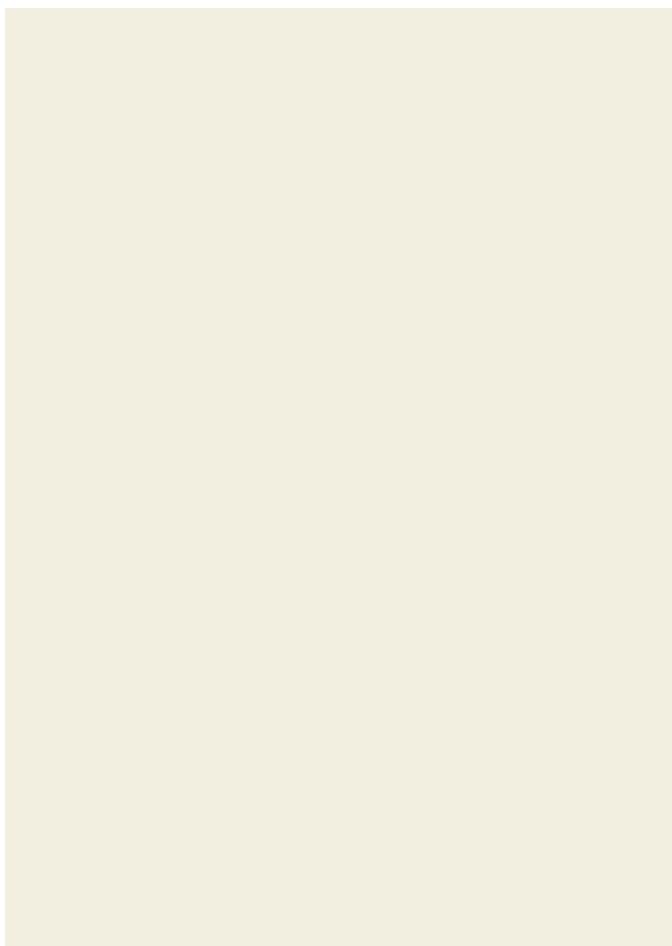
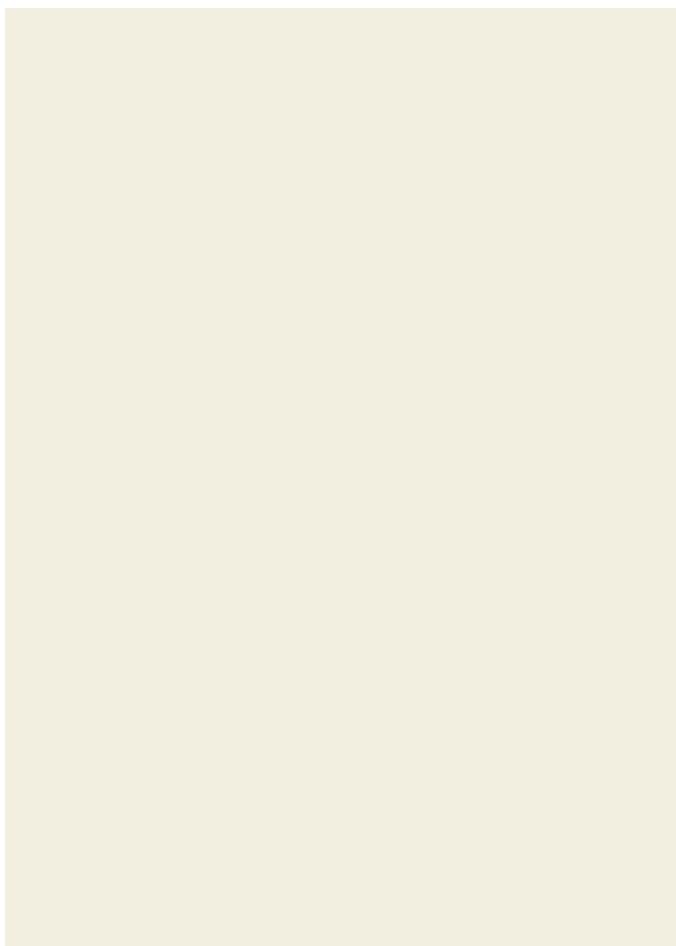
- TWO DOUBLE BEDROOMS
- FULLY FURNISHED PROPERTY
- MASTER BEDROOM WITH EN-SUITE
- ALLOCATED CAR PARKING SPACE
- COUNCIL TAX BAND B
- LOCATED IN THE SOUGHT AFTER AREA OF DARLEY ABBEY
- GAS CENTRAL HEATING
- AVAILABLE EARLY APRIL 2026
- CLOSE TO DERBY CITY
- QUICK ACCESS TO A38, A50, A52 AND THE M1

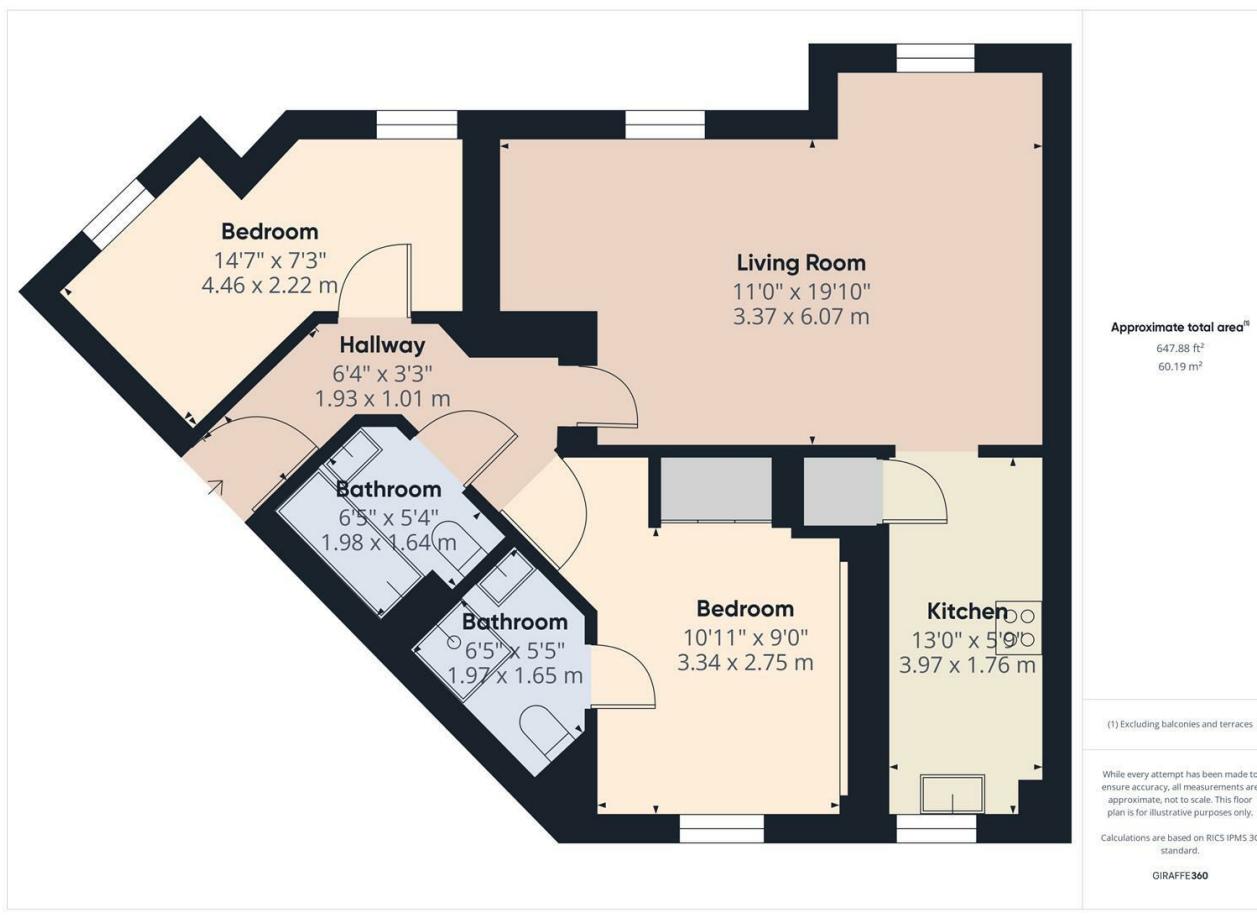
FULLY FURNISHED AND AVAILABLE EARLY APRIL - A beautiful first floor two bedroom apartment situated in the sought after area in Derby. This apartment has been tastefully decorated throughout and offers stylish modern living, with space and convenience. The property briefly comprises; communal entrance hall, spacious reception hall, and light and airy feeling lounge/ dining room, spacious kitchen with modern fitted integrated appliances, a master bedroom with shower room en-suite, a further double sized bedroom and family bathroom. The property further benefits from uPVC double glazing throughout and has gas central heating. The furniture provided is of a very high standard and provides a feeling of warmth and quality.

Outside; a private driveway to the rear of the apartment with an allocated car parking space. There is also a visitor parking available to the front of the apartment.

Available early April, fully furnished, available short or long term, council tax band B,







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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs			
(A) plus	A		
(B) (9.1)	B		
(C) (8.0)	C	80	81
(D) (6.9)	D		
(E) (5.8)	E		
(F) (4.7)	F		
(G) (3.6)	G		
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(A) plus	A		
(B) (9.1)	B		
(C) (8.0)	C		
(D) (6.9)	D		
(E) (5.8)	E		
(F) (4.7)	F		
(G) (3.6)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

These particulars do not constitute an offer or a contract neither do they form part of an offer or contract. The vendor does not make or give and Messrs. Fletcher & Company nor any person employed has any authority to make or give any representation or warranty, written or oral, in relation to this property. Whilst we endeavour to make our sales details accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property. None of the services or appliances to the property have been tested and any prospective purchasers should satisfy themselves as to their adequacy prior to committing themselves to purchase.

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