



Park Road
BELPER

burchell
edwards



Property Description

Offered for sale with no upward chain, this three-bedroom semi-detached home is located on the popular Park Road, Belper. The property benefits from a driveway for off-road parking, an enclosed rear garden, and a practical internal layout ideal for modern family living.

The accommodation briefly comprises an entrance hallway leading to a comfortable lounge, a modern fitted kitchen, and a useful utility area to the rear.

To the first floor are three bedrooms and a contemporary shower room.

Externally, the property enjoys off-road parking via a private driveway to the front, while to the rear is an enclosed garden, ideal for families, pets, or outdoor entertaining.

Situated within easy reach of Belper town centre, local schools, amenities, and transport links, this property represents an excellent opportunity for first-time buyers, families, or investors alike.

Entrance Hallway

Accessed via UPVC front door leading into the hallway with central heating radiator, UPVC double glazed window to the front elevation and stairs rising to the first floor.

Lounge

Having UPVC double glazed window to the rear elevation, central heating radiator, gas fireplace with oak mantle over and sliding doors into the kitchen.

Kitchen

Having a range of matching wall and base units with laminate work surfaces over and incorporating a one and a half bowl stainless steel sink and drainer unit chrome mixer tap over, tiled splashbacks, integrated oven with four ring gas hob and extractor hood over, storage/pantry, central heating radiator, oak tiled flooring and UPVC double glazed window to the rear elevation.

Outer Hall

Having UPVC double glazed window to the front elevation, space for a fridge freezer and washing machine and additional cupboard housing the boiler.

Utility Room

Accessed via an outer hallway with a UPVC double glazed door to the side elevation

First Floor Landing

Having UPVC double glazed window to the front elevation and loft hatch giving access to the loft.

Bedroom One

Having UPVC double glazed window to the rear elevation, central heating radiator and storage cupboard.

Bedroom Two

Having UPVC double glazed window to the rear elevation, central heating radiator and loft hatch.

Bedroom Three

Having UPVC double glazed window to the front elevation, central heating radiator and over stairs storage cupboard.

Shower Room

Having a walk-in shower with mains fed shower over, low level W.C and wall mounted wash hand basin with chrome taps over, UPVC double glazed obscured window to the side elevation, central heating radiator, storage cupboard and being fully tiled.

Outside

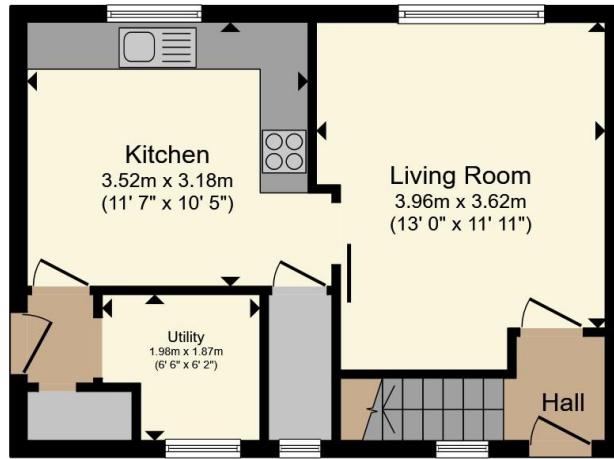
To the front of the property there are paved steps up leading to the entrance with a gravelled fore garden and gated leading down the side of the property to the rear.

To the rear the garden is laid mainly to lawn with fenced boundaries, paved patio area and timber shed

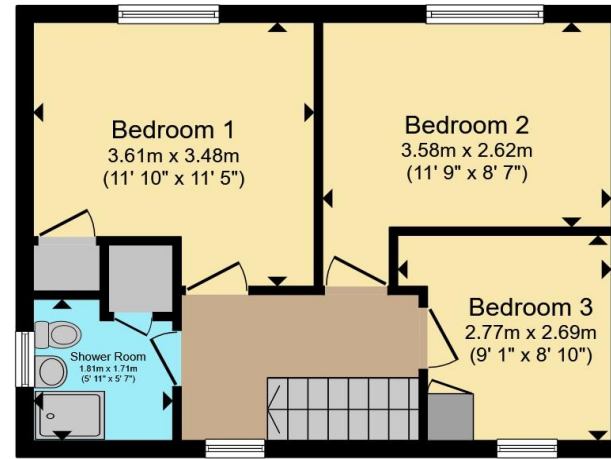








Ground Floor



First Floor

Total floor area 77.4 m² (833 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



To view this property please contact Burchell Edwards on

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1-3 Bridge Street
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EPC Rating: Council Tax
 Awaited Band: B

Tenure: Freehold

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