



North Street
Melbourne Derby



Property Description

A traditional mid terraced home in highly desirable location with gas fired central heating system (boiler needs attention) and double glazing (where specified). The accommodation briefly comprises, to the ground floor:- Lounge, breakfast kitchen with useful under stairs store. To the first floor are two well proportioned bedrooms and bathroom with white suite. Outside the property has an open cottage garden with shaped lawn flanked with borders inset with a variety of shrubs and useful timber shed. Melbourne itself enjoys a high standard of amenities including the Sainsburys superstore, Post office, doctors and dentist surgery and a wide range of quality public houses and restaurants whilst being well placed for the commuter with East Midlands airport, Parkway railway station and major link roads.

Lounge

Front UPVC double glazed entrance door leading into the lounge which has UPVC double glazed window to the front elevation, laminate flooring, cupboard to the chimney breast recess which provides storage and TV stand, open shelving to the chimney breast recess, ornamental opening to chimney breast with slate tiled hearth, central heating radiator, latched door to the inner lobby and a further latched door to the breakfast kitchen.

Inner Lobby

Having stairs off to the first floor.

Breakfast Kitchen

Fitted with a range of matching wall and base units with oak block work surfaces over, plumbing and space for an automatic washing machine, integrated electric oven with four burner gas hob and extractor fan, single drainer with one and a quarter bowl stainless steel sink unit with mixer tap over, laminate flooring, UPVC double glazed window to the rear giving aspect over the garden, central

heating radiator, stable door to the rear half glazed giving access to the rear garden, fitted shelving over the door and latched door giving access to a pantry which has shelving and offers useful storage.

First Floor

Bedroom One

Having UPVC double glazed window to the front elevation, central heating radiator and door giving access to walk-in closet with loft access.

Bedroom Two

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

Bathroom

Fitted with a three piece white suite comprising of a panelled bath with chrome bath/ shower mixer attachment and glazed shower screen, pedestal wash hand basin and low level W.C, partly ceramic tiled walls with feature mosaic tiled border, panelled ceiling, part panelled wall and wall mounted heated towel rail and door giving access to the airing cupboard with a combi boiler providing the property with domestic hot water and central heating (needs attention).

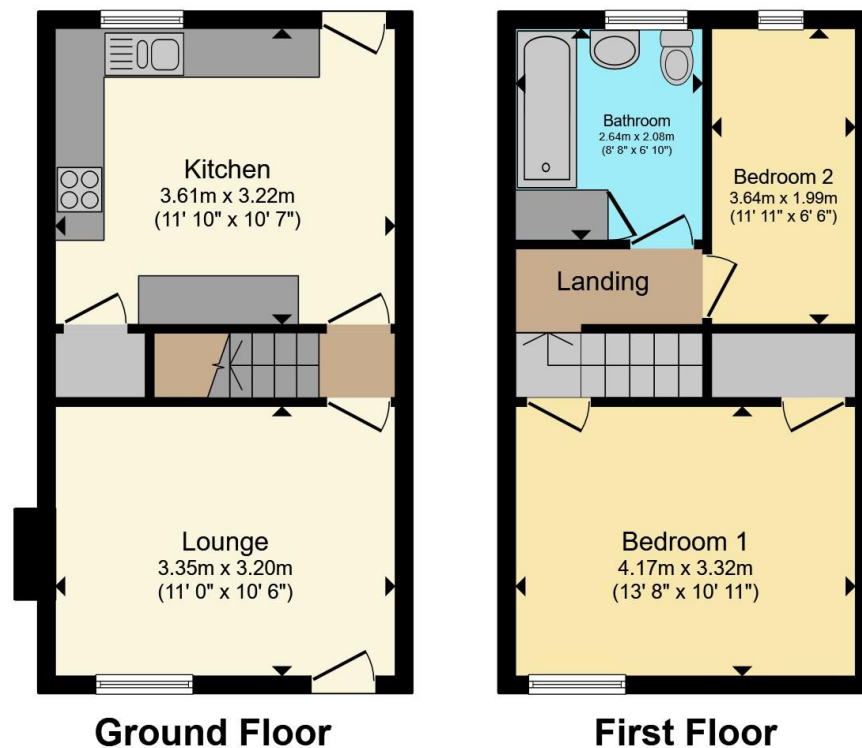
Outside

To the rear of the property is a cottage garden with paved patio area, shaped lawned area with stepping stone over, timber shed, the garden is also flanked with borders inset with a variety of shrubs, coved canopy over the rear door and a side shared path for access for the bins.









Total floor area 66.4 m² (715 sq.ft.) approx

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Property Ref: MEL205906 - 0004

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

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