





4 Abbeydale Court, Duffield, Derbyshire, DE56 4AT
£950 PCM

- Available Early January 2027
- Two Double Bedroom, En-Suite & Family Bathroom
- Village Location
- Located In The Heart Of Duffield Village
- Parking Directly Outside The Apartment
- Ground Floor Apartment
- Spacious 'L' Shape Lounge/ Diner
- One Allocated Car Parking Space
- EPC Rating C - Council Tax Band C
- Long Term

This GROUND FLOOR two double bedroom apartment is situated in a convenient location within the stylish Abbeydale Court development located close to all local amenities in the desirable village of Duffield.

The accommodation comprises: entrance porch, inner lobby, with cloakroom, lounge with double doors to the front of the property, dining room, fitted kitchen, master bedroom with en-suite shower room, a good sized bedroom two and family bathroom. Allocated parking for one car.

* AVAILABLE Early January 2027 * EPC Rating C * Council Tax Band C * One Allocated parking space

COMMUNAL ENTRANCE

The main door to the development opens into the light and spacious entrance hall for all apartments,with a staircase leading to the first and second floors

PRIVATE FRONT DOOR

The door to the apartment opens into a good sized inner hallway with cloackroom/storage area. Door leading to:

HALLWAY

The hallway runs from the inner lobby with doors to family bathroom, lounge, linen closet, master bedroom and bedroom two

LOUNGE

The lounge has been designed with an open plan dining area, which leads through to the kitchen. Fully carpeted, the room has double french doors opening out onto the front of the property





KITCHEN

The fully fitted kitchen comprises; oven, hob, extractor, fridge and a brand new Bosch washer/drier





MASTER BEDROOM with ensuite

The double sized master bedroom is located at the front of the property with its surrounding trees and benefits from a range of fitted wardrobes.

The en-suite shower room comprises electric shower, shower enclosure with bi-folding doors, hand basin and wc





BEDROOM TWO

A double sized bedroom, which is fully carpeted with large windows overlooking the side of the property



FAMILY BATHROOM

Comprising bath, WC and wash hand basin