



Wade Drive, Mickleover Derby DE3 9BS

welcome to

Wade Drive, Mickleover Derby

A well-presented three-bedroom semi-detached family home offering spacious living accommodation, a modern kitchen, conservatory, driveway parking, detached garage and a generous private rear garden, situated in a popular residential location in Mickleover.



Entrance Hall

Approached through a glazed front door, the welcoming entrance hall features attractive herringbone-style flooring and provides access to the main ground floor rooms. A staircase rises to the first floor, with natural light filtering through the frosted glazing creating a bright first impression.

Lounge

12' 11" x 10' 11" (3.94m x 3.33m)

A well-proportioned and comfortable living room positioned to the front of the property, benefiting from a wide bay window which allows plenty of natural light. The room features a central fireplace with fitted surround, wall light points and ample space for a full suite of seating, making it ideal for everyday living and entertaining.

Dining Room

11' 1" x 10' 1" (3.38m x 3.07m)

Situated to the rear of the property, the dining room is a generous space offering room for a family dining table and additional furnishings. Sliding patio doors open directly onto the conservatory, creating an excellent flow between indoor and outdoor living areas.

Kitchen

12' 10" x 6' 6" (3.91m x 1.98m)

The modern kitchen is fitted with a comprehensive range of high-gloss wall and base units with complementary work surfaces. Integrated appliances include a double oven and electric hob with extractor, alongside space for further appliances. A large window over the sink provides a pleasant outlook and plenty of natural light, while the layout offers excellent preparation and storage space.

Conservatory

10' 10" x 7' 3" (3.30m x 2.21m)

The conservatory is a bright and versatile addition, enjoying views over the rear garden through full-height glazing and a glazed roof. With direct access to the patio area, this space is ideal for use as a sitting area, garden room or hobby space throughout much of the year.

Downstairs Cloakroom

The property benefits from a useful ground floor cloakroom fitted with a low-level WC.

Bedroom One

12' 11" x 10' 11" (3.94m x 3.33m)

A spacious double bedroom located at the front of the property, featuring a bay window, and ample space for bedroom furniture.

Bedroom Two

11' 1" x 10' 11" (3.38m x 3.33m)

A further double bedroom overlooking the rear garden, offering a peaceful outlook and generous floor space suitable for wardrobes and storage.

Bedroom Three

7' 6" x 7' 4" (2.29m x 2.24m)

Single bedroom which offers versatile use as a child's room, nursery, home office, hobby room, and more

Family Bathroom

The bathroom is fitted with a modern white suite comprising a panelled bath, separate shower cubicle, pedestal wash hand basin and WC. Partially tiled walls and windows provide a clean, bright and practical family bathroom.

Outside

To the front, the property features a driveway providing off-road parking, bordered by mature hedging. The driveway leads to a detached garage.

The rear garden is a particular feature of the home, offering a generous lawned area with well-stocked borders, mature shrubs and trees. A paved patio area provides an excellent space for outdoor seating and entertaining, while the garden enjoys a good degree of privacy.

Garage

A detached garage sits to the rear with additional storage/workshop space, ideal for hobbies or further storage needs.



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welcome to

Wade Drive, Mickleover Derby

- Well-presented three-bedroom semi-detached family home
- Spacious living room with feature bay window
- Popular and established residential location
- Generous, private rear garden with patio seating area
- Driveway providing off-road parking and detached garage

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers over

£300,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MVR109569 - 0005

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