

Offers in excess of  
**£325,000**



This property at a glance:



**AKS**  
THE ESTATE AGENCY



# Tithe Barn Gardens, Repton



## Mikaela says:

"I love this beautiful home, every detail has been considered, making it ready for its new owners to move straight in and enjoy. From the outside, it has fantastic kerb appeal, with a brand-new resin driveway offering space for two cars side by side. The sleek black aluminium windows and doors give the property a stylish, modern finish that really sets the tone."

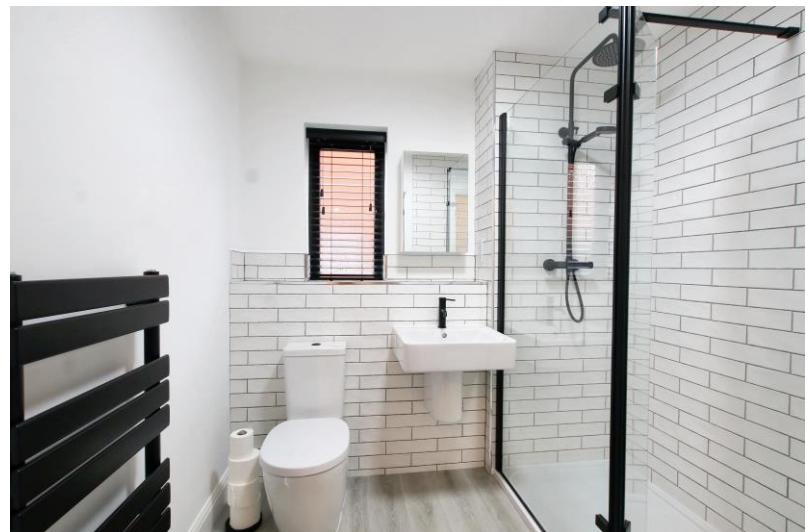
The layout is fantastic, as you step inside you're welcomed by a bright, open hallway that connects effortlessly to every room. For me, the stunning yet practical seagrass carpet is a great addition, it flows throughout the living space, adding

warmth and continuity. At the rear of the home, the contemporary kitchen is a real highlight, fully integrated and finished with solid oak worktops, new ceramic sink, extractor fan and glass hob and splash back all, beautifully finished with karndean flooring, adding a touch of character. To the side, the living room feels inviting and cosy, with patio doors opening directly onto the garden, perfect for relaxing or entertaining.

At the centre of the home sits the shower room, beautifully presented with modern black fixtures and a rainfall shower, combining practicality with style. The two double bedrooms are positioned at the front, both spacious and comfortable, with the main bedroom boasting a full wall of sliding wardrobes for excellent storage.

Outside, the landscaped garden is a peaceful retreat. There's a large patio area for seating, a generous lawn for outdoor enjoyment, and a pathway providing handy side access. It's a space that feels private and tranquil, ideal for unwinding at the end of the day.

This bungalow blends modern finishes with thoughtful design, making it a home that's as practical as it is beautiful".



# Tithe Barn Gardens, Repton



**Did you spot...**

This stylish  
bungalow is under  
NHBC warranty  
until 2031



## A message from the seller:

"Ready to move into, a hassle-free, low maintenance property which costs practically nothing to run. Very private outdoor space - not overlooked, very quiet area, really sunny - in the Summer the sun rises on the front and stays on the back garden from around 10.30am until 9pm. Highly sought after village, thriving local community with a community cafe which acts as a local hub, three great pubs, an excellent butchers, grocery shop/newsagents, dentist, two churches, fishmonger and artisan bakery who visit weekly and loads going on for anyone who wishes to be part of the village community. Easy access to A38 and A50 also Villager V3 bus stops every hour providing easy access to Burton and Derby. Train station at Willington, providing direct access to London, Nottingham, Birmingham and Derby".

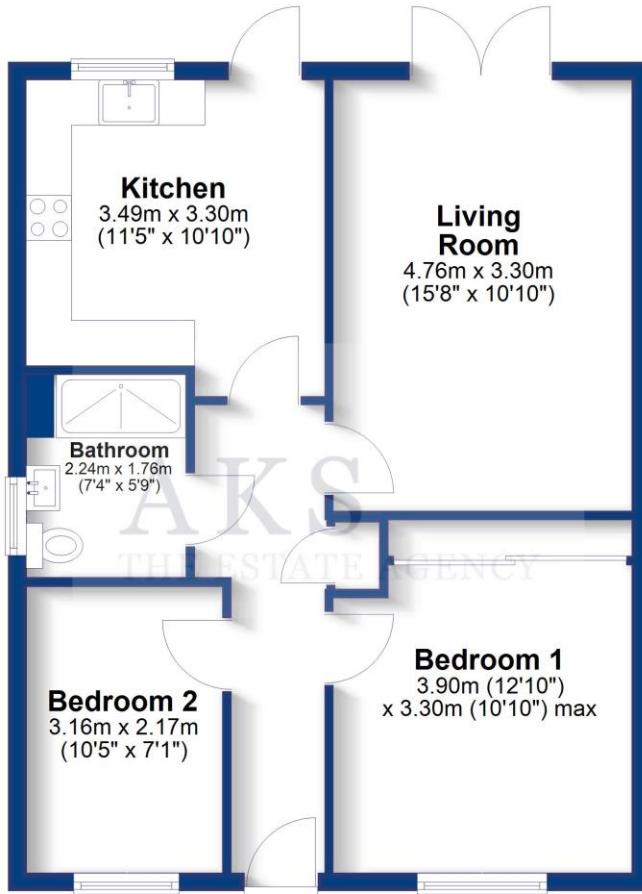
**AKS**  
THE ESTATE AGENCY

# Floor Plan

**AKS**  
THE ESTATE AGENCY  
[aksresidential.com](http://aksresidential.com)

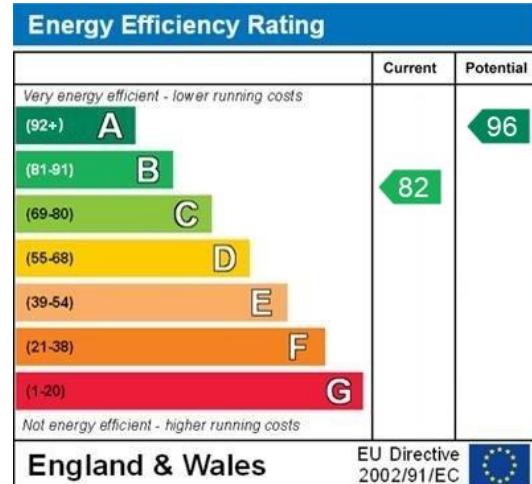
## Ground Floor

Approx. 58.7 sq. metres (631.9 sq. feet)



Total area: approx. 58.7 sq. metres (631.9 sq. feet)

## Energy Performance Certificate



# Tithe Barn Gardens, Repton

Presented by

**AKS**  
THE ESTATE AGENCY



## Key Features:

- MODERN TWO BEDROOM, DETACHED BUNGALOW
- CONTEMPORARY KITCHEN WITH OAK WORKTOPS
- STYLISHLY MODERNISED THROUGHOUT
- MODERNISED SHOWER ROOM WITH RAINFALL SHOWER
- EPC RATING B
- NHBC WARRANTY UNTIL 2031
- PLANNING PERMISSION FOR SINGLE STOREY REAR EXTENSION



## About the area:

The beautiful and traditional village of Repton is great for the whole family. Within Repton, there are plenty amenities with a Post Office and several newsagents, the popular Bulls Head and The Boot restaurants and pubs, as well as other restaurants around the village and in the neighbouring village of Willington. Surrounded by fields, it is a short drive to Foremark Reservoir and Willington Marina which is great for walkers and dog owners alike! For travel, the bus runs through the village and goes to both Derby City Centre and Burton Town Centre and it is a short drive to the A38 and A50.



## Schools:

There is a primary school, which feeds through to John Port Academy in neighbouring Etwall, as well as Repton Private School.



300+ 5 star Google Reviews



Don't miss out on the chance to own this incredible property!

To book a viewing with **Mikaela** call **01332 30 30 30**

[Click here](#) to watch the property video

