



Holbrook Road, Alvaston DERBY DE24 0DD

welcome to

Holbrook Road, Alvaston DERBY

Spacious 3-bedroom semi-detached home in Alvaston featuring a bright conservatory, modern kitchen, and generous living/dining space. With off-street parking, a suntrap garden, and well-sized rooms throughout, this property is ideal for families or first-time buyers.





Ground Floor



First Floor

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.focalagent.com

welcome to

Holbrook Road, Alvaston DERBY

- Three spacious bedrooms
- Bright conservatory
- Open-plan living/dining room
- Modern fitted kitchen
- Downstairs WC and upstairs bathroom

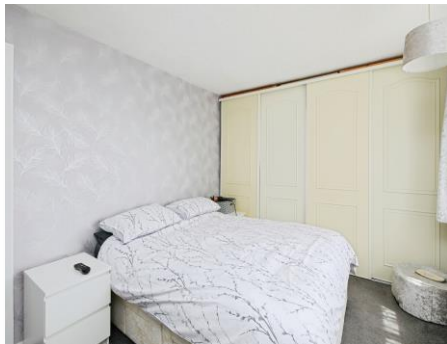
Tenure: Freehold EPC Rating: Awaited
Council Tax Band: A

offers over,
£210,000

This well-presented and spacious three-bedroom semi-detached home is located in the popular residential area of Alvaston, offering ideal living space for families or first-time buyers alike. The property boasts a bright and airy conservatory, a large living/dining room, and a modern kitchen, providing plenty of room for both relaxing and entertaining. A downstairs WC adds extra convenience, while upstairs you'll find three well-proportioned bedrooms and a family bathroom.

Externally, the property benefits from a driveway and front garden, providing attractive kerb appeal and off-street parking. To the rear, a private patio area serves as a suntrap - perfect for enjoying the warmer months.

Situated in Alvaston, the area is well-connected by public transport and close to a variety of local amenities, schools, and parks. With easy access to Derby city centre and major road links including the A6 and A50, Alvaston is a great location for commuters and families alike.



Please note the marker reflects the
postcode not the actual property

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Property Ref:
DBY119737 - 0003

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