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3 Bed House - Semi-Detached

33 Maypole Lane  
Littleover  
Derby  
DE23 4BQ

£1,300

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**Fletcher**  
& Company

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Derby  
DE23 4BQ



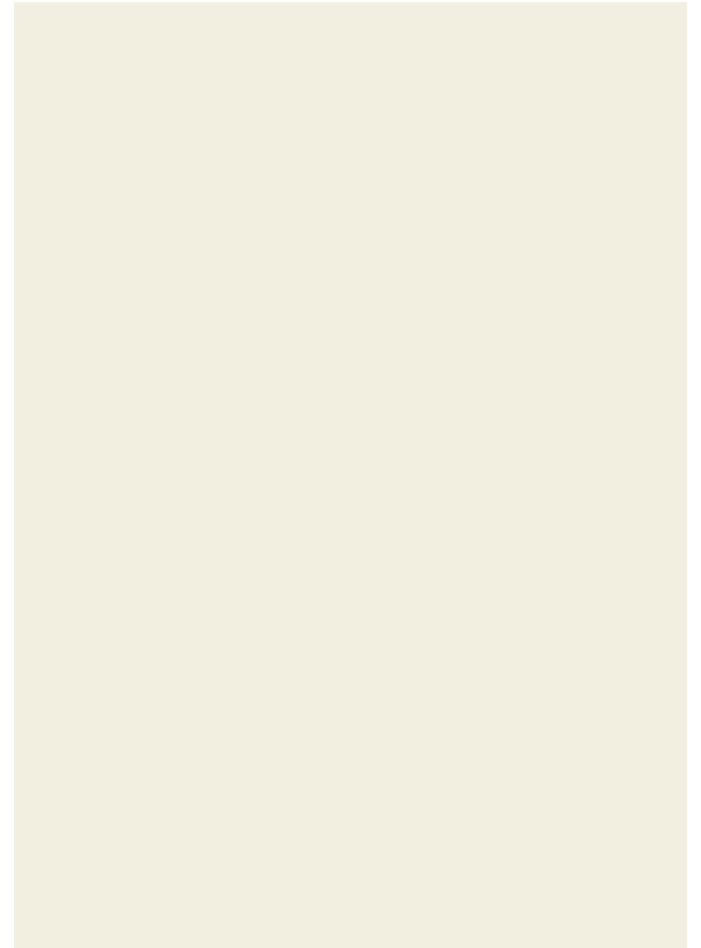
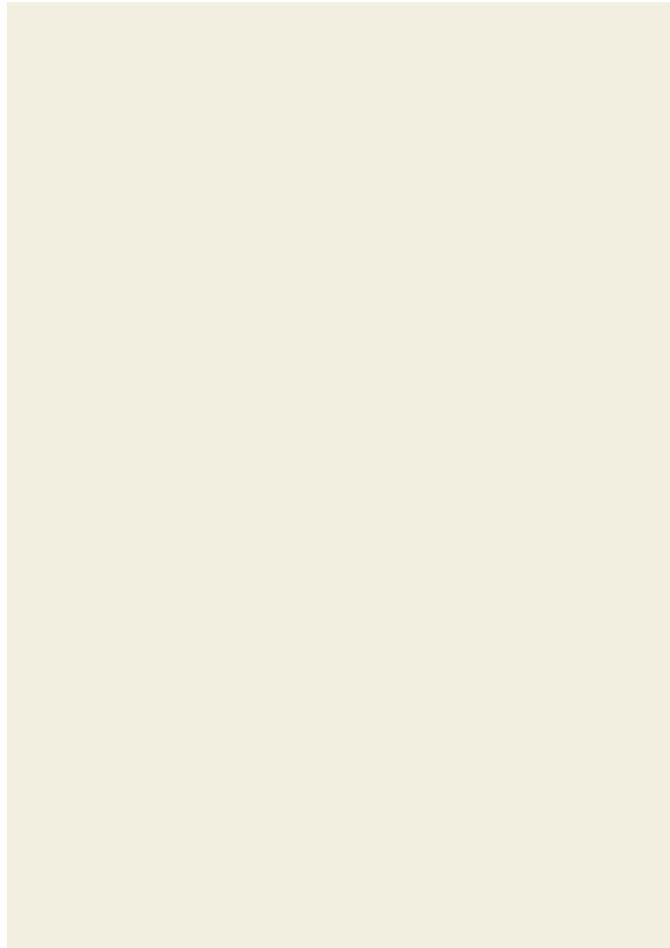
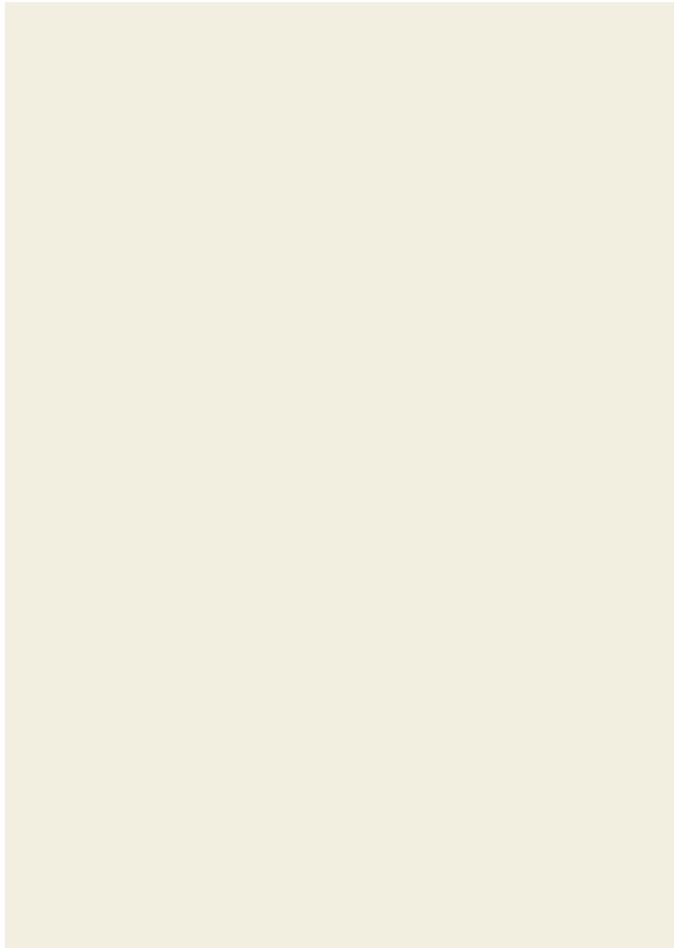
- Available Soon - End Of January 2026
- Three Bedroom Semi-Detached Property
- Driveway Parking & Detached Garage
- Good Sized Kitchen Diner
- Very Nice Living Room With Conservatory
- Groundfloor W.C.
- Two Double And One Single Bedroom
- Littleover School Catchment Area
- Quiet Location
- Close To Local Amenities & Great Road Networks

Available Soon - A nicely presented semi detached house offering three bedrooms, kitchen diner, conservatory, low maintenance garden, ample off street parking and garage, located within the current Littleover Community School catchment area. The property benefits from gas central heating and double glazing. To the ground floor there is a hallway, lounge with feature fireplace and a spacious kitchen diner. To the first floor there is a landing, three bedrooms and a family bathroom with a three piece suite in white. There is a presscrete driveway providing ample off street parking leading to the rear to the garage. To the rear there is an enclosed low maintenance garden.

Popular residential location with good access to the A38, local shops and within the current Littleover Community School catchment area.

Available at the end of January 2026 (Discuss the availability date with branch)

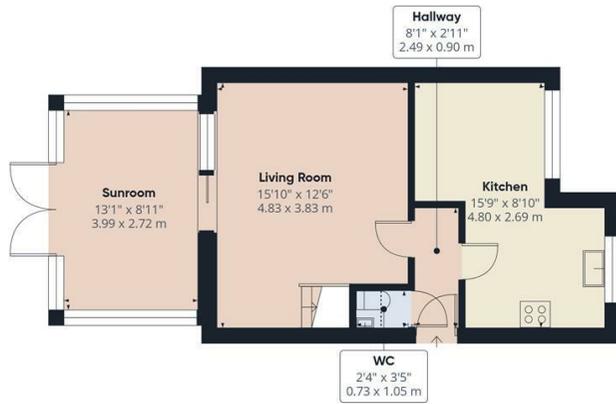




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Approximate total area<sup>m</sup>  
 794 ft<sup>2</sup>  
 73.7 m<sup>2</sup>

Reduced headroom  
 3 ft<sup>2</sup>  
 0.3 m<sup>2</sup>

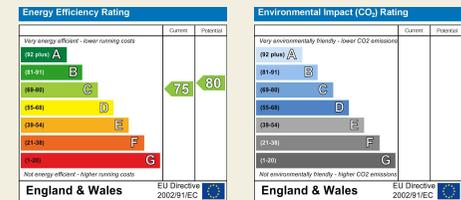


(1) Excluding balconies and terraces

Reduced headroom:  
 ..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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