

Home 2 Sell

Quality Service For Less



20 Edensor Drive

Belper, DE56 1TL

£185,000



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Entrance Hall

Having a storm porch vestibule the property is entered via a door having glazed inserts, engineered wood grain flooring, wall mounted Glow worm gas combination boiler which services the domestics hot water and central heating system.

Kitchen

8'5" x 7'10" max (2.58m x 2.40m max)

Having a range of base wall and matching drawer units with roll top work surfaces over incorporating a stainless steel one and a half sink drainer unit with chrome Swan neck mixer tap. Integrated electric fan assisted oven, four ring gas hob with extractor over. Space and plumbing for an automatic washing machine, space for a fridge. PVCu double glazed window to the front elevation and ceiling light.

Lounge Dining Room

11'8" x 15'5" max (3.57m x 4.72m max)

Having two central heating radiators, PVCu double glaze sliding doors to the rear garden aspect, ceiling light and stairs off to the first floor landing.

To the first floor landing

Ceiling light.

Bedroom One

11'10" reducing 6'5" x 11'8" reducing 8'6" (3.62m reducing 1.97m x 3.58m reducing 2.61m)

Having a PVCu double glazed window to the rear elevation, central heating radiator and ceiling light. Access to the loft void.

Bedroom Two

12'1" x 5'8" (3.69m x 1.73m)

Having a PVCu double window to the side elevation, central heating radiator and ceiling light.

Family Bathroom

Having a three piece suite comprising of a close couple WC, pedestal hand wash basin and a bath with paneled side and thermostatically controlled shower over. Wood grain effect vinyl flooring, PVCu double glazed opaque window. Useful storage cupboard.

Outside

Outside fore garden laid to lawn. Having a tarmac driveway which provides car standing space for two vehicles and leads to the single garage having an up and over door. To the rear a delightfully enclosed garden with patio and lawn.

Garage

Having an up and over door.

Area

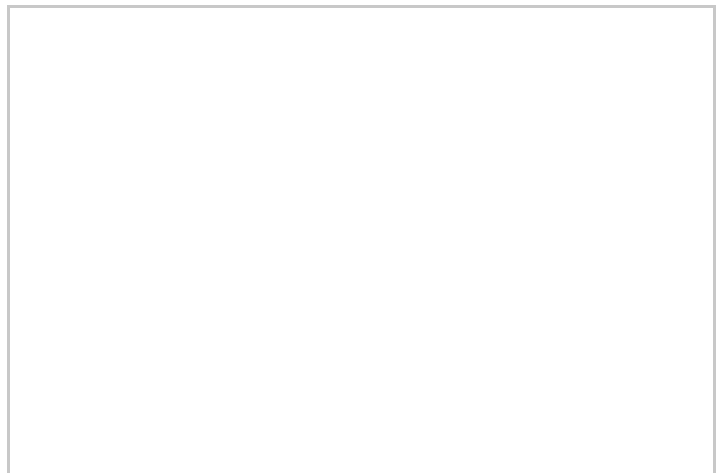
20 Edensor Drive is situated approximately a mile from the centre of Belper which provides an excellent range of amenities including shops, schools and recreational facilities. The village of Duffield lies some 3 miles to the south of Belper. The City of Derby approximately 8 miles to the south. Derby's outer ring road provides convenient onward travel to the major trunk roads and the motorway network.

There is a train service from Belper to London St Pancras. The famous market town of Ashbourne known as the gateway to Dovedale and the Peak District National Park lies approximately 10 miles to the west.

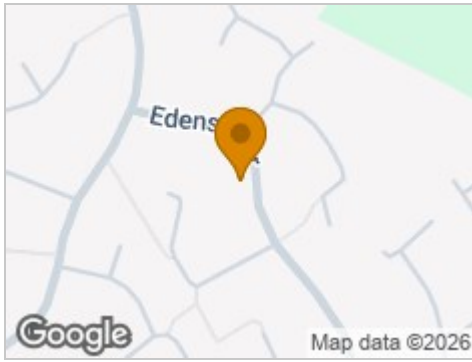
Directional Note

From our Belper office proceed up through the

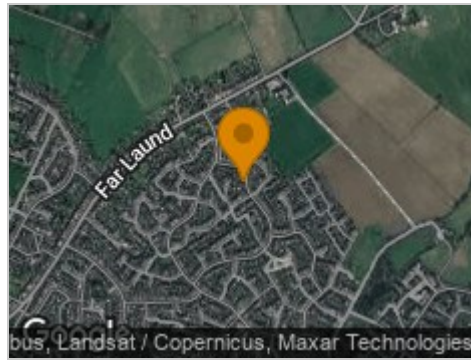
Market Place, High Street and onto Spencer Road, go straight over the mini island onto Kilbourne Road and continue round onto Whitemoor Lane. Turn left into Gregory's Way, then take the third right into Edensor Drive and the property can be found on the left hand side as clearly identified by our distinctive Home2sell For Sale board.



Road Map



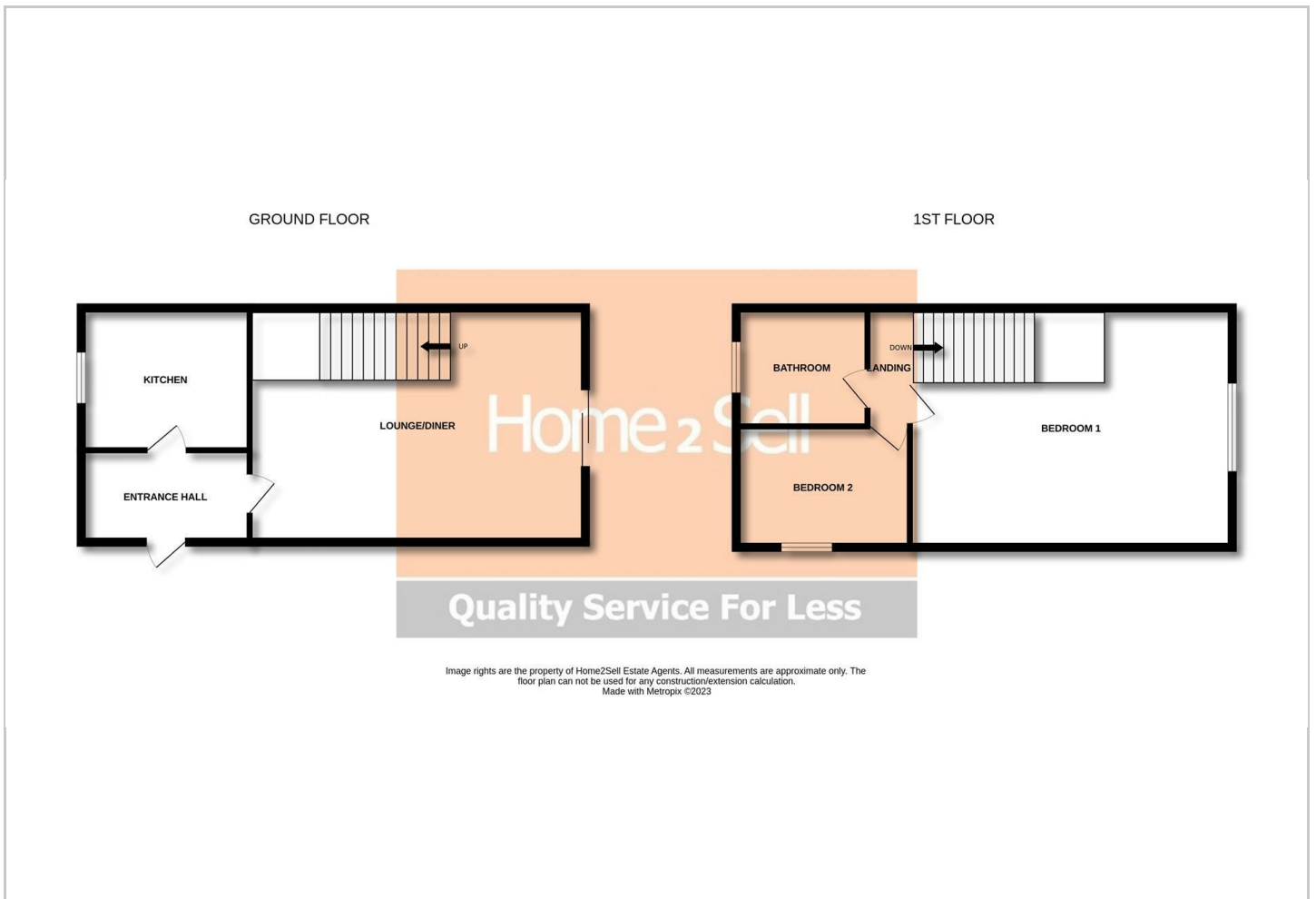
Hybrid Map



Terrain Map



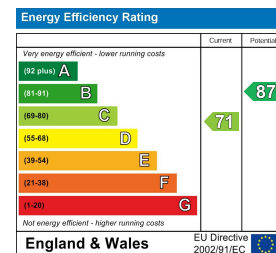
Floor Plan



Viewing

Please contact our Belper Sales Office on 01773 823 200 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.