



£449,950

Belper Lane, Derby DE56 2UJ

Detached House | 4 Bedrooms | 2 Bathrooms

01773 820983

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Step Inside

Key Features

- *open by appointment only - call us on 01773820983*
- Driveway & double attached garage
- Beautiful New Homes Development
- Ev Charging Point
- Turf to rear garden / turf and or planting to front
- Low E triple glazing to all windows & French doors
- Photovoltaic (pv) Solar panel system
- High efficiency gas boiler and energy rated appliances
- En-suite and fitted walk-in wardrobe area to master bedroom
- Solid surface worktops to kitchen & utility room
- Floor tiling to kitchen diner & utility
- Intruder alarm system

Property Description

The Kingsford is a four bedroom detached house, with double garage, available at £449,950 on Plot 53 The Kingsford is an impressive four bedroom detached house offering stylish and contemporary living. Anticipated completion date approximately February/March 2024.

Main Particulars

The Kingsford is a four bedroom detached house, with double garage, available at £449,950 on Plot 53

****Please note - this property is currently under construction & available to reserve off-plan****

The Kingsford offers well-planned, contemporary living in a welcoming family home. The ground floor incorporates a family dining / breakfast kitchen with the option of having a separate dining room, or one larger open living space, with French doors leading out to the rear garden.

The front of the house hosts a delightful living room. The attractive central hallway offers access to the downstairs study / additional family room. A utility room, cloakroom WC and store cupboard complete the ground floor.

The feature staircase opens to a light and airy gallery style landing with a central window. On the first floor you will find the master bedroom with walk-in wardrobe and en-suite, a further three bedrooms and well-positioned family bathroom.

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Buttercup Fields

Buttercup Fields is Wheeldon's latest development. All the homes feature a host of benefits which combine to provide a range of accommodation designs offering you a home of real character and individuality. This development offers all the benefits of a market town lifestyle combined with an area boasting a friendly and welcoming community, in a convenient location with an extensive road and rail network on the doorstep.

This development will provide a mix of three and four bedroom mews-style, semi-detached and detached, traditionally built homes with thoughtfully designed layouts

and desirable specifications:

Local Area

Buttercup Fields is conveniently located with views over Belper in the valley below.

5 miles South of Matlock, 9 miles North of Derby and 20 miles to Nottingham city centre. The town offers a good choice of services, with a leisure centre, several public houses, a selection of restaurants and super store. Children are also well served educationally, with infant, primary and secondary schools.

For exciting days out there is so much to see and do... Buttercup Fields is on the doorstep of some of the most attractive countryside in the Midlands. Many attractions and places of historical importance, outstanding beauty and World Heritage status are nearby.

When you need to venture further afield, commuters will find that getting out and about is easy; with convenient road access opening up the wider area.

Please call the office on 01773820983 for more information.

Disclaimer

1. MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
- 2: These particulars do not constitute part or all of an offer or contract.
- 3: The measurements indicated are supplied for guidance only and as such must be considered incorrect.
- 4: Potential buyers are advised to recheck the measurements before committing to any expense.
- 5: Derbyshire Properties have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances.
- 6: Derbyshire Properties have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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