



£220,000

Belper Lane, Belper DE56 2UJ

Terraced House | 2 Bedrooms | 1 Bathroom

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Key Features

- Offered With No Chain
- Spacious Mid terraced House
- 2 Double Bedrooms
- 2 Reception Rooms
- Sought After Location
- Rear Garden
- Ideal Mid Terraced House
- Viewing Advised
- COUNCIL TAX BAND A

Property Description

Offered for sale with no chain is this superb modern three bed semi detached house offering spacious living accommodation, off street parking and unusually large garden. Ideal purchase for first time buyers.

Main Particulars

Derbyshire Properties are pleased to present this charming two bedroom period mid terrace cottage located within the highly desirable area of Belper Lane (close to Belper). The property briefly comprises of:- lounge, dining room, kitchen and attached external outhouse all to the ground floor. To the first floor there are two double bedrooms and shower room. Externally the property offers a rear garden with entertaining Terrace. We believe the property would ideally suit first time buyers and those potentially looking to downsize and an early internal inspection should be undertaken. Offered for sale with no chain.

Living Room

3.66m x 3.86m (12' 0" x 12' 8") With double glazed sealed unit door leading in from the front elevation, double glazed window, wood floor covering, TV point and decorative picture rail. The feature focal point of the room is an exposed chimney breast with inset cast iron log burning fire set upon a raised tiled hearth. Shelving located in the chimney recess and bespoke base mounted storage cupboards and shelving. Internal door leading to:-

Dining Room

3.69m x 3.44m (12' 1" x 11' 3") With double glazed window to the rear elevation, wall mounted double radiator, wood floor covering, staircase to 1st floor landing with under stairs storage alcove and door opening into the kitchen. The feature focal point is an exposed original chimney breast with attractive stone lintel with raised cast iron log burning stove and original floor to ceiling storage cupboards located in the chimney recess.

Kitchen

2.31m x 1.75m (7' 7" x 5' 9") This small but perfectly workable kitchen comprises of bespoke base storage units, 1 1/2 bowl stainless steel sink drainer unit with mixer taps and complementary splashback tiling. Space for gas cooker, wall mounted shelving and additional wall mounted storage cupboards, double glazed window to the side elevation and door leading to rear terrace.

First Floor Landing

1.76m x 0.81m (5' 9" x 2' 8") Accessed via the dining room, ceiling mounted loft access point and internal doors accessing both bedrooms and modern shower room.

Bedroom 1

3.77m x 5.05m (12' 4" x 16' 7") With two double glazed windows to the front elevation offering elevated views, wall mounted radiator, space for bedroom furniture, fitted storage cupboards and cast iron feature fireplace.

Bedroom 2

3.71m x 2.26m (12' 2" x 7' 5") With double glazed window to the rear elevation, wall mounted shelving and bookcases, double radiator and feature fireplace.

Shower Room

2.75m x 2.26m (9' 0" x 7' 5") Comprising of a three-piece suite to include WC, pedestal wash hand basin and large shower enclosure with mains fed shower and attachment over. Wall mounted extractor fan, part wall tiling, double glazed obscured window, tiled floor covering, wall mounted chrome heated towel rail and spotlighting to ceiling.

Outside

The property offers a rear garden has a entertaining terrace, attached brick built outbuilding with plumbing and storage and timber steps leading to a raised lawn with stocked borders all enclosed by wall and fenced boundaries and a housing timber garden shed.

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.





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

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