



£415,000

Orton Way, Belper DE56 1UB

Detached House | 4 Bedrooms | 3 Bathrooms

01773 820983

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Step Inside

Key Features

- Detached Executive Family Home
- 4 Bedrooms & 3 Bathrooms
- Open Plan Living / Dining Kitchen
- Professionally Landscaped With Modern Glass Awning
- Double Detached Garage/Work Rooms & Attached Conservatory
- Corner Plot Position
- Elevated Views
- Ideal Family Purchase
- COUNCIL TAX BAND D
- Boot Room/Utility & Guest Cloakroom

Property Description

An opportunity to acquire a spacious four-bedroom executive detached family home located in a popular residential estate.

Main Particulars

Derbyshire Properties is pleased to present for sale this executive detached family home located in a popular residential estate. The property features well-proportioned rooms, modern decor throughout, and a superb open-plan living kitchen. Additional benefits include a double driveway and a detached double garage.

The property consists of the following: an entrance hall, a guest cloakroom, a study, a living room, and an open-plan kitchen. On the first floor, there are four bedrooms, a family bathroom, and an en-suite wet room attached to the master bedroom.

Externally, the property boasts a double driveway and a detached double garage equipped with a workshop and store room. It also includes a conservatory/playroom at the rear. The delightful rear garden has been landscaped and features a full-width patio with a modern glass awning, a lawn, and elevated views.

We believe this property will perfectly suit families, and an early internal inspection is recommended to avoid disappointment

Entrance Hallway

Entered via a composite door from the front elevation with adjoining floor to ceiling obscured window with stained glass inserts. Wall mounted double radiator, wood floor covering and staircase to 1st floor landing.

Boot Room/Utility

With solid wood floor covering, double glazed window to front elevation, wall mounted radiator and decorative coving to ceiling. Hardwood workbench with space and plumbing for both washing machine and dryer with shelving over.

Guest Cloakroom

With low-level WC, wall mounted wash hand basin with tiled splashback, decorative coating to ceiling, wall mounted radiator and double glazed obscure window.

Open Plan Living Kitchen

Kitchen area- comprising of a range of matching wall and base mounted units with composite work surfaces incorporating a moulded sink drainer unit with feature hot water tap. Numerous incorporated appliances to include double electric oven, convection microwave oven, fridge/freezer, induction hob with extractor over and dishwasher.

Spotlights to ceiling, tiled floor covering, double glazed window and door to the rear elevation and attached island/breakfast bar dividing the dining and kitchen areas. Under stairs storage cupboard and attractive wall mounted shelving.

Dining area- with the continuation of the tiled floor covering from the kitchen area, wall mounted radiator, spotlights, decorative coving and double glazed French doors allowing for access on the rear garden terrace.

Living Room

With double glazed bay window to the front elevation, decorative coving to ceiling, wall mounted modern vertical radiator, sliding internal door, TV point and internal doors opening into the dining area.

Landing

Accessed via the main entrance hallway with ceiling decorative coving, wall mounted radiator and internal doors providing access to all four bedrooms and family bathroom.

Bedroom 1

With double glazed window to the front elevation, wall mounted double radiator, decorative coving to ceiling and range of fitted bedroom furniture providing useful storage and hanging space. Internal door leads to:-

En-Suite

This beautifully fitted remodelled en-suite wet room comprises of an encased WC with wall mounted 'Push Flush', slimline vanity unit with inset sink and large walk-in shower enclosure with central drain and wall mounted main fed, shower and attachment over/complementary shower screen. Fully tiled walls, wall mounted modern vertical towel rail heated, double glazed obscured window, tiled floor covering and spotlights/extractor fan to ceiling.

Bedroom 2

With double glazed window to the front elevation, wall mounted radiator, decorative coving and fitted double wardrobe.

Bedroom 3

With double glazed window to the rear elevation, wall mounted radiator and space for wardrobes.

Bedroom 4

With double glazed window to the rear elevation, wood floor covering, decorative coving and wall mounted radiator.

Bathroom

Comprising of a three-piece white suite to include an encased WC with attached vanity unit with inset sink. Panelled bath with mains fed shower and attachment over, ceiling mounted extractor fan, decorative coving, wall mounted electrical shaver point, double glazed obscured window, attractive wall mounted shelving, part wall tiling walls and wall mounted modern vertical towel rail heater.

Outside

The property is positioned on a sizable corner plot position with a double width driveway providing parking for four vehicles and leading to a detached double garage with up and over doors light and power. The immediate front garden is mainly laid lawn with inset central pathway with porcelain tiled patio and stocked flowerbeds. Gated access leads to the rear garden.

The beautifully landscaped rear garden offer space for all the family and has a superb raised decking terrace with external glass/steel awning with light and power. Steps then lead to a lawn area with timber fence boundaries, cedar trellising, stocked flowerbeds/orders, timber garden shed outside tap and security lighting. The garden also benefit from an elevated position offering elevated views.

Double Garage

With up and over door light and power to the front elevation providing parking for two vehicles. Constructed to the rear of the garage or storage rooms, workshop and conservatory/playroom with wood floor covering wall mounted radiators and UPVC units with pitched roof. This is currently being used as a playroom but could have potential business uses along with the garage rooms.

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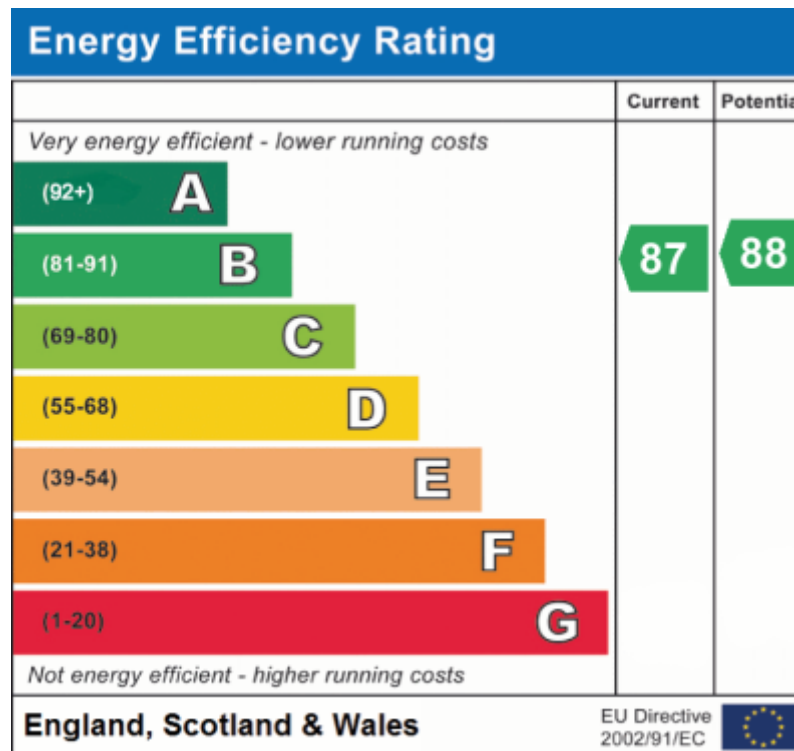
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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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Telephone: 01773 820983

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