



£350,000

Kilbourne Road, Belper DE56 1SA

Detached House | 3 Bedrooms | 2 Bathrooms

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Step Inside

Key Features

- Detached Family Home
- 3 Bedrooms & 2 Reception Rooms
- Utility & Cloakroom
- Stunning Rear Garden With Superb Views
- No Chain
- Close Proximity To Belper Town Centre
- Large Driveway & Detached Garage
- Ideal Family Purchase
- View Absolutely Essential!
- Council Tax Band D

Property Description

Offered with no upward chain is this spacious period style detached family home offering a superb garden with far reaching views.

Main Particulars

Derbyshire Properties are delighted to offer for sale this spacious three bedroom detached family home located within an easy reach of Belper town Centre. The property briefly comprises of:- entrance hall, guest cloakroom/WC, living room, dining room, kitchen, utility room. To the first floor a landing provides access to 3 bedrooms, separate WC and bathroom. The properties positioned on a sizable plot with ample parking to the side elevation, detached brick garage and a superb landscaped rear garden with far reaching views to the rear elevation.

We believe the property will ideally suit families and an early internal inspection should be undertaken to avoid disappointment.

Entrance Hallway

With a double glazed door and window to the front elevation, carpeted staircase to 1st floor landing with under stairs storage cupboard, wall mounted radiator and internal doors access all downstairs rooms.

Guest Cloakroom

With low-level WC, wall mounted wash hand basin, tiled floor covering and spotlights to ceiling.

Dining Room

With large double glazed window to the front elevation, decorative picture rail, wall mounted radiator, decorative wall lighting. The feature focal point of the room is an open fire with tiled surround and raised hearth.

Living Room

Located to the rear renovation with feature double glazed French doors with adjoining windows providing direct access onto the rear garden. Radiator, decorative wall lighting , picture rail, and TV point. The focal point of the room is a wall mounted gas living flame effect fire with stone surround, tiled backdrop and raised hearth.

Kitchen

Comprising of a range of wall base mounted matching units with roll-top work surfaces incorporating a 1 1/2 bowl sink drainer unit with mixer taps and complimentary tiled splashback. Undercounter space and plumbing for both dishwasher and washing machine. Gas cooker with stainless steel extractor canopy over, tiled floor covering, wall mounted radiator, useful storage pantry and double glazed window and door to the rear elevation.

Utility

Located off the kitchen is this useful utility space with worksurface, wall mounted storage cupboards, spotlight to ceiling, tiled floor covering and space for fridge/freezer.

First Floor Landing

Accessed via the main entrance hallway with doors providing access to all bedrooms a separate WC and bathroom.

Bedroom 1

With double glazed window to the front elevation, decorative picture rail and wall mounted radiator.

Bedroom 2

With double glazed window to the rear elevation framing superb views of the garden and beautiful countryside beyond. Decorative picture rail, wall mounted radiator and fitted wardrobes.

Bedroom 3

With double glazed window to the rear elevation offering stunning views, wall mounted radiator and fitted bedroom furniture.

WC

With low-level WC, wall mounted wash hand basin, tiled floor covering, double glazed obscured window.

Bathroom

Comprising of a two-piece suite to include panelled bath with mains fed shower and attachment over with folding complimentary shower screen. Vanity unit with inset sink, wall mounted chrome heated towel rail, tiled floor covering, extractor fan, spotlighting and double glazed obscured window.

Outside

The front garden is enclosed by brick and stone wall boundaries with gated access to the side elevation onto a large block paved driveway that provides parking for 3/4 vehicles. This provides access to a detached brick built garage with up and over door light and power.

The superb rear garden has been landscaped over a number of years and provides a beautiful outside space for all the family. It starts with a paved L-shaped patio area which is ideal for outside entertaining. A large lawn with stocked flowerbeds and borders with privacy trellising to neighbouring properties. The path then leads to the even larger second lawn that divides two well cared for areas of lawn, further patio area housing greenhouse all enclosed by timber fencing and hedgerow boundaries. To the rear of the garden are beautiful uninterrupted countryside views over farmland.

Disclaimer

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- 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.

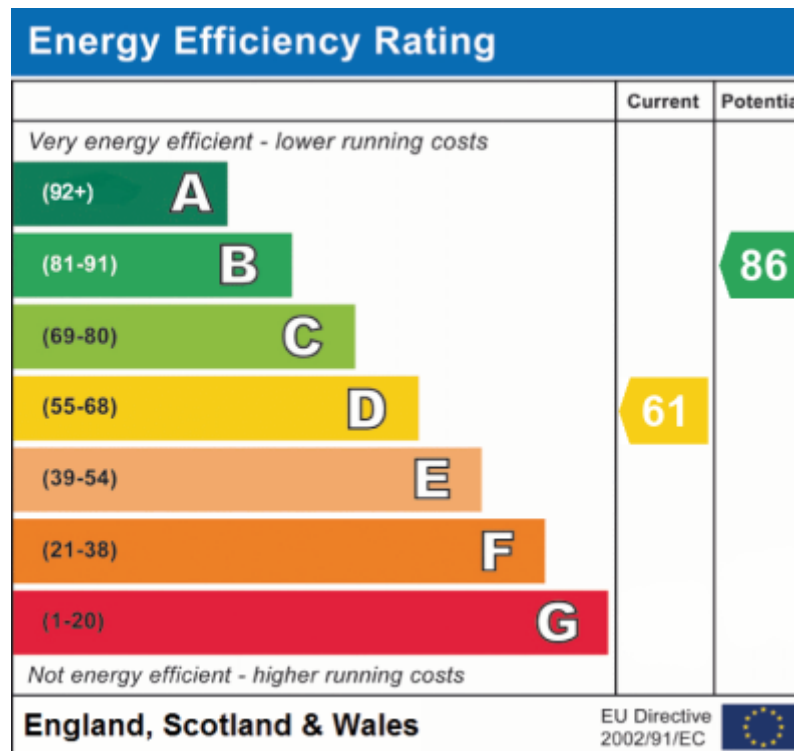
6: Derbyshire Properties have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.





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

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