



£110,000

Peel Street, Alfretton DE55 2DE

Terraced House | 3 Bedrooms | 1 Bathroom

01773 832355

DERBYSHIRE  
PROPERTIES  
SALES & LETTINGS

[www.derbyshireproperties.com](http://www.derbyshireproperties.com)



NOBODY GETS OUT SOBER

THIS  
Kitchen  
IS BLOSSOMED WITH  
LOVE

# Step Inside

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## Key Features

- Calling All Investors
- Current rent £575 pcm
- Sold With Tenant In Situ
- Calling All Cash Buyers
- Perfect For Access to A38 & M1
- Enquire Now!

## Property Description

Derbyshire Properties present this three bedroom terraced property BEING SOLD WITH TENANT IN SITU - Current rent £575pcm. Calling all cash buyers and investors.

## Main Particulars

Derbyshire Properties present this three bedroom terraced property BEING SOLD WITH TENANT IN SITU - Current rent £575pcm. Calling all cash buyers and investors.

The property is perfectly positioned for access to A38 & M1 road links.

### Council Tax

We understand that the property currently falls within council tax band A, with Bolsover District Council. However, we would recommend any prospective purchasers make their own enquiries with the local authority.

### 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.



## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		80
(55-68) <b>D</b>	66	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

Telephone: 01773 832355

 **DERBYSHIRE  
PROPERTIES**  
= RAINBOW IN LETTERING =

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