



£135,000

Hall Street, Alfreton DE55 7BT

| 2 Bedrooms | 1 Bathroom

01773 832355

DERBYSHIRE
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Step Inside

Key Features

- Town Centre Location
- Perfect For Access to A38 & M1
- Walking Distance To All Local Amenities
- Walking Distance To Local Schools
- Private Rear Garden
- Potential to Convert to Three Bedrooms

Property Description

Derbyshire Properties are pleased to present this traditional two bedroom home within Alfreton town centre. Perfectly positioned for access to a vast array of amenities, the property would make the perfect first home or investment. We recommend an early internal inspection to avoid disappointment.

Main Particulars

Derbyshire Properties are pleased to present this traditional two bedroom home within Alfreton town centre. Perfectly positioned for access to a vast array of amenities, the property would make the perfect first home or investment. We recommend an early internal inspection to avoid disappointment.

Internally, the property briefly comprises; Entrance Hall, Lounge, Dining Room & Kitchen to the ground floor with two double Bedrooms and family Bathroom to the ground floor.

Externally, the home benefits from wonderfully private rear garden which features block paved patio seating area and lawn space with mature shrubbery throughout. Brick built outhouses provide valuable garden storage whilst timber fencing secures the area making it ideal for those with pets and young children.

Entrance Hall

Accessed via composite door to front elevation with carpeted flooring, wall mounted radiator and doorways to;

Lounge

With double glazed bay window to front elevation, wall mounted radiator and carpeted flooring. Stone fireplace forms the centre piece of the room.

Dining Room

With double glazed window to rear elevation, wall mounted radiator and carpeted flooring.

Kitchen

Featuring and oak range of base cupboards and eye level units with inset sink, undercounter plumbing and gas connection for cooker. Tiled splashback covers the workspace whilst tiled flooring runs throughout.

Bedroom One

An impressively sized room with two double glazed windows to front elevation, wall mounted radiator and carpeted flooring. Potential to split into two separate bedrooms.

Bedroom Two

With double glazed window to rear elevation, wall mounted radiator and carpeted flooring.

Bathroom

A tiled three piece suite including; Corner shower cubicle, pedestal handwash basin and low level WC. Fitted airing cupboard provides a wealth of storage capacity.

Outside

Externally, the home benefits from wonderfully private rear garden which features block paved patio seating area and lawn space with mature shrubbery throughout. Brick built outhouses provide valuable garden storage whilst timber fencing secures the area making it ideal for those with pets and young children.

Council Tax

We understand that the property currently falls within council tax band A, with Amber Valley Borough 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.






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

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2026 05458547 Registered Office: , 9 Bridge Street Belper Derbyshire DE56 1AY

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		80
(69-80) C		
(55-68) D	53	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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