

GLENFIELD CRESCENT, MICKLEOVER, DERBY

PRICE £250,000

3 BEDROOM | 1 BATHROOM | 2 RECEPTION



WELCOME TO GLENFIELD CRESCENT

IDEAL FIRST TIME BUY, CONSERVATORY - This well-presented three-bedroom semi-detached home offers comfortable and practical living in a popular part of Mickleover, within easy reach of Vicarage Park, Mickleover Village and the Great Northern Greenway cycle route. Combining modern interiors with useful additional living space, the property provides an excellent opportunity for buyers looking to establish themselves in a well-connected location.

The accommodation includes a spacious lounge, a modern kitchen diner and a conservatory overlooking the rear garden, creating flexible living space suited to both everyday family life and entertaining. Upstairs are three bedrooms and a contemporary bathroom fitted with a stylish three-piece suite.

Outside, the property benefits from a driveway providing off-road parking, a lawned front garden and an enclosed rear garden featuring patio and lawned areas. Offering a practical layout, modern finishes and a highly convenient location, this is a property that will appeal to a wide range of buyers.

THE DETAIL

Entering the property through the entrance porch, you are welcomed directly into the lounge, a bright and comfortable reception room featuring laminate flooring, a double radiator and an open staircase rising to the first floor. The layout creates an inviting atmosphere while allowing a natural flow through the ground floor accommodation.

To the rear of the property is the kitchen diner, forming the heart of the home and providing an excellent space for day-to-day living. The kitchen is fitted with a range of modern high-gloss wall and base units, complemented by mixed tiled splashbacks and recessed lighting. There is space for a cooker, under-counter appliances and a stainless steel sink with drainer unit beneath the rear aspect window. A useful understairs storage cupboard provides additional practicality, while doors open directly into the conservatory.

Constructed with a brick base and surrounded by double-glazed windows, the conservatory offers valuable additional living space and can be used in a variety of ways to suit the needs of modern family life.

The first-floor landing provides access to the loft space and leads to three bedrooms and the family bathroom. The principal bedroom benefits from built-in wardrobes,

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providing excellent storage. Bedroom two is a rear-facing double room, while bedroom three is positioned to the front elevation and would suit a child's bedroom, nursery or home office.

The bathroom has been modernised with a contemporary three-piece suite comprising a panel bath with electric shower over, vanity wash hand basin with storage beneath and WC. Completing the room are vinyl flooring and a heated towel radiator.

Outside, the property is set back from the road behind a lawned front garden and driveway providing off-road parking. To the side of the property is a useful lean-to storage area. The enclosed rear garden is designed for ease of maintenance and includes a patio seating area, lawn, planting beds and fenced boundaries, creating an enjoyable outdoor environment for families and entertaining alike.

The property is well positioned within Mickleover, within easy reach of Vicarage Park, Mickleover Village and the Great Northern cycle route. Mickleover Village offers a wide range of amenities including supermarkets, cafés, restaurants, public houses, healthcare facilities and independent shops. The cycle route provides excellent walking and cycling opportunities, contributing to the area’s strong appeal for families and those seeking access to outdoor leisure spaces.

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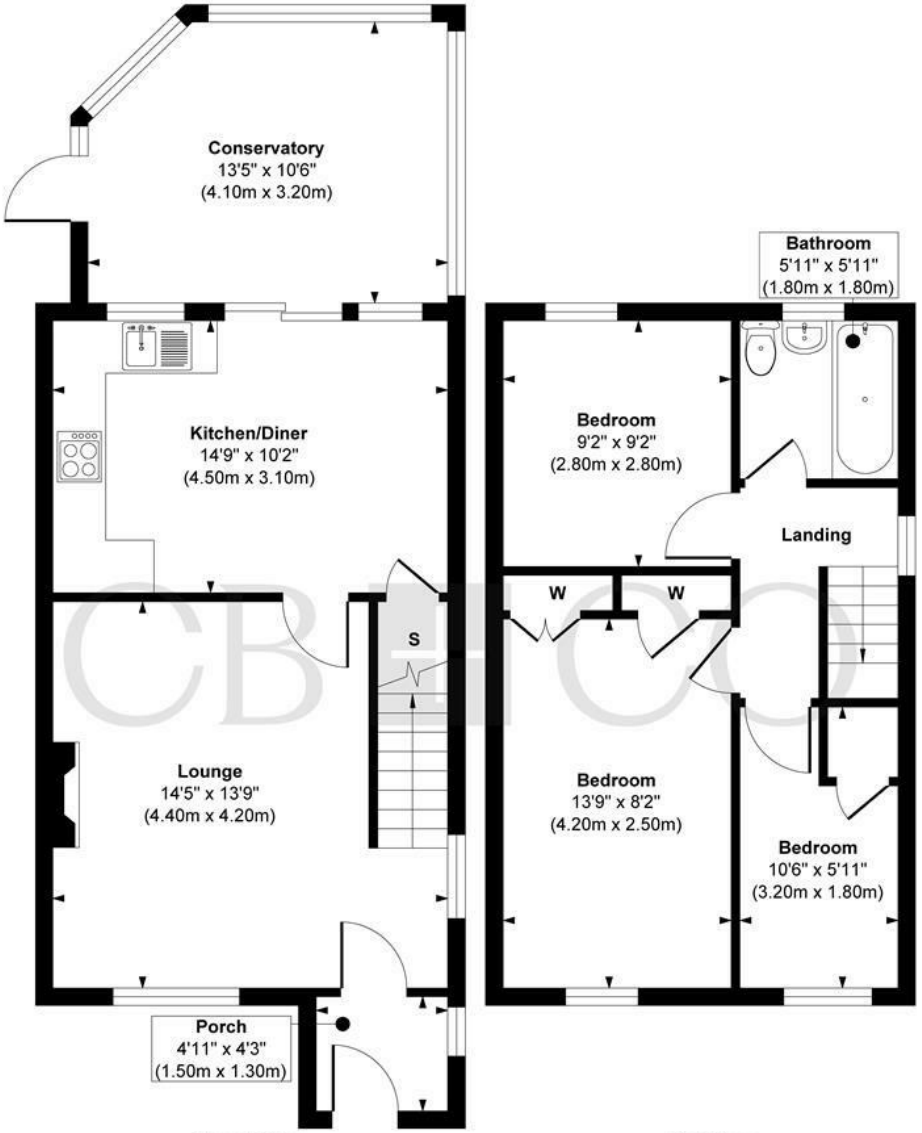

Laundry







Glenfield Crescent



Ground Floor
Approximate Floor Area
533 sq. ft
(49.56 sq. m)

First Floor
Approximate Floor Area
368 sq. ft
(34.20 sq. m)

Approx. Gross Internal Floor Area 901 sq. ft / 83.76 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

THE PARTICULARS

APPROX

sq ft

EPC RATING

D

COUNCIL TAX BAND

B

- Three Bedroom Semi-Detached Property
- Spacious Lounge With Open Plan Staircase
- Modern Kitchen Diner To Rear
- Conservatory Overlooking Rear Garden
- Principal Bedroom With Built-In Wardrobes
- Contemporary Family Bathroom
- nclosed Rear Garden With Patio And Lawn Areas, Lean To
- Driveway Providing Off-Road Parking
- Ideal First Time Buy
- Walking Distance To Vicarage Park, Close To Mickleover Village Amenities

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DARLEY ABBEY MILLS

THE MILLS

First Floor
Darley Abbey Mills
Middle Mill
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01332 411050
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MICKLEOVER

THE STUDIO

2 Station Rd
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