



CURRAN
BIRDS
+ CO

Jodrell Avenue, Belper
£425,000

CURRAN BIRDS + CO

Welcome to CB+CO, where *dedication* meets *excellence*, and impeccable service is our hallmark.



SPACIOUS FIVE BEDROOM FAMILY HOME, SUPERB ELEVATED VIEWS ACROSS BELPER - This beautifully arranged five-bedroom detached home enjoys an elevated position with views across Belper and surrounding hills. Designed for flexible family living, the property is set over three levels and offers well-proportioned interiors throughout.

Key features include a contemporary kitchen, bright conservatory, and landscaped rear garden ideal for entertaining. The main lounge is centred around a bespoke media wall, while the double integral garage with remote-controlled doors and driveway parking add everyday practicality. In addition on the upper ground floor there is a dedicated home office or possible fifth bedroom, offering further versatility.

Quality and enhanced features such as a CCTV system, Ring doorbell, and garden lighting add to the appeal of the property. The current vendors have just had replacement soffits, fascias and dry verge ridge tile system which benefits from a 10 year guarantee. Stylish, well maintained, and thoughtfully laid out, this is a home that makes the most of its superb setting.





The Detail

Set in a desirable Belper location, this spacious five-bedroom detached home has been carefully maintained and thoughtfully improved by the current owners. The entrance opens to a generous porch with cloak storage, leading into a central hallway and an upgraded ground floor WC complete with large vanity unit, modern basin, towel rail, and heater. A rear-facing room provides an ideal home office or possible fifth bedroom, benefiting from dual windows and views over the garden.

The main lounge offers a calm and inviting atmosphere, with three windows drawing in natural light and offering views across Belper. A bespoke media wall houses integrated storage, shelving, and stereo speaker vents, while an inset electric fire adds a focal point, complete with a living flame effect and realistic log-burning sound. Laminate flooring and recessed lighting complete the room's contemporary presentation.

On the lower ground floor, the kitchen is fitted with high-gloss units and quartz worktops, with space for a range cooker, plinth lighting, recessed ceiling lights, and double windows overlooking the rear garden. A walk-in pantry offers excellent additional storage, while the separate utility room matches the kitchen finishes and provides space for both washing machine and dryer. The dining room links directly to a generously proportioned conservatory with a brick base, laminate flooring, power, and lighting – ideal as a year-round entertaining or relaxation space.

Upstairs, the main bedroom features a bay window, walk-in wardrobe (housing the central heating boiler, installed 2018), and an en-suite shower room with built-in storage, vanity unit, WC, towel radiator and enclosed shower. Three further well-sized bedrooms enjoy elevated outlooks across Belper and the surrounding countryside, and are served by a modern family bathroom and a separate airing cupboard. A part-boarded loft provides additional storage.

The rear garden has been thoughtfully landscaped to create both practicality and enjoyment. It features shaped lawns, planted borders, a rockery, and two generous decking areas – perfect for outdoor dining and gatherings. Feature lighting on the decking includes a colour-changing system, creating a striking backdrop after dark. There is also a garden shed, two outdoor taps, and exterior lighting, with the hills forming a scenic backdrop to this peaceful and private outdoor space.





CURRAN BIRDS + CO

The Location

Jodrell Avenue is set within an established residential area of Belper, just a short walk from the local secondary school and well placed for the town's excellent amenities and green spaces. Belper is known for its vibrant high street, featuring a variety of independent pubs, coffee shops, and local businesses, creating a strong sense of community.

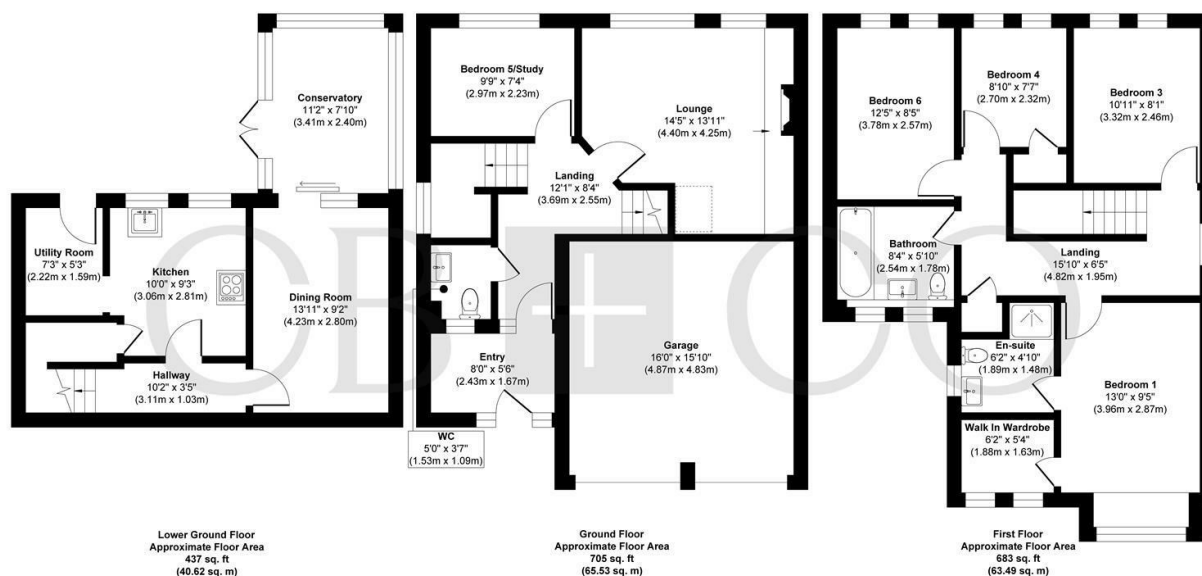
Positioned on the fringes of the Peak District, the area is ideal for countryside walks and outdoor pursuits. The nearby River Gardens offer riverside walks and family-friendly spaces along the Derwent. Belper train station provides regular rail services to both Derby and Bakewell, offering convenient access to the surrounding region. This location combines everyday convenience with access to some of Derbyshire's most scenic landscapes.







11 Jodrell Avenue



Approx. Gross Internal Floor Area 1825 sq. ft / 169.64 sq. m (Including Garage)

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

Produced by Elements Property

The Particulars

- Elevated Position With Far-Reaching Views Across Belper
- Five Bedroom Detached Home With Versatile Layout
- Bespoke Media Wall With Integrated Storage And Electric Living Flame Fire
- Contemporary Kitchen With Quartz Worktops And Pantry
- Spacious Conservatory Overlooking Landscaped Garden
- Separate Dining Room, Ideal For Entertaining
- Landscaped Rear Garden, Decking Areas — With Lighting And Garden Shed —
- CCTV System, Ring Doorbell And Part-Boarded Loft Storage
- Double Integral Garage With Remote-Controlled Doors
- Close To Local Secondary School and Belper Amenities

E

CURRAN BIRDS + CO

Let's *Talk*

01332 411050
hello@curranbirds.co
curranbirds.co

The particulars above are a guide, not an offer or contract. Descriptions photographs and plans are not statements or representations of fact. Measurements are approximate and not to scale. Prospective purchasers must verify the accuracy of the information within the particulars. Curran Birds + Co does not give any representations or warranties; nor represent the Seller legally. Curran Birds + Co has no liability, for any costs, losses or expenses incurred by the Seller or a prospective buyer relating to the sales and buying transaction. Our Sales Disclaimer, trading names and privacy policy on how your data is processed and used is found in full on our website in our Privacy Statement.

© Curran Birds + Co 2024 All rights Reserved