



14 Bolehill Close, Derby, DE21 2AH
50% Shared ownership £102,500





14 Bolehill Close

Derby, DE21 2AH

- 50% Shared Ownership Ideal For First-Time Buyers
- Peaceful Setting With Countryside Views To The Front
- Front Lounge With Decorative Wall Panelling
- Understairs Storage Cupboard Providing Practical Space
- Landscaped Garden With Patio, Lawn And Side Gated Access
- Situated On A Quiet Cul-De-Sac With Private Driveway
- Entrance Hallway With Downstairs WC
- Rear Kitchen/Diner With Integrated Appliances And French Doors
- Two Double Bedrooms With Built-In Wardrobes And Feature Panelling
- Close To Countryside Walks, Local Pubs, Golf Courses And Derby City Centre

Positioned on a quiet cul-de-sac on the edge of a residential estate in Oakwood, this well-presented two bedroom semi-detached home is available on a 50% shared ownership basis, offering an accessible route to home ownership for first-time buyers. The property enjoys a peaceful setting with countryside views to the front and private driveway parking for two vehicles.

The ground floor layout has been thoughtfully arranged, beginning with an entrance hallway and a convenient downstairs WC. The lounge faces the front and features decorative wall panelling that adds warmth and texture to the space. At the rear, the kitchen/diner offers a practical and sociable environment, with a full range of integrated appliances, generous work surfaces, recessed lighting, and French doors that open onto the garden. A useful downstairs storage cupboard is also accessed from the kitchen.

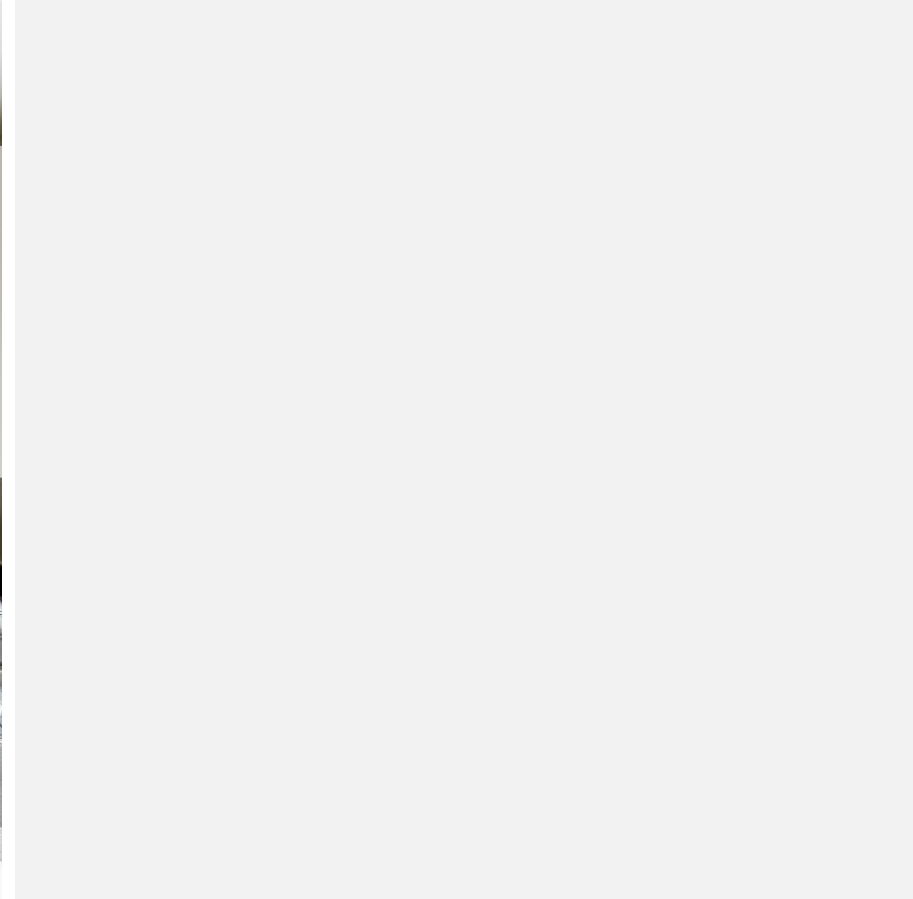
Upstairs, there are two well-proportioned double bedrooms. The front bedroom includes double windows that frame views over a nearby pond and open fields, along with built-in wardrobes, a storage cupboard, and further fitted drawer units. The rear bedroom overlooks the garden and is similarly well-appointed with high-quality wardrobes, additional storage, and wall panelling. A modern bathroom with a three-piece suite completes the first floor.

Outside, the landscaped garden includes a patio area, raised planting beds, and a lawn with favourable sunlight, making it a practical and enjoyable extension of the living space. Side gated access offers convenience, and the driveway comfortably accommodates two vehicles.

Oakwood provides easy access to countryside walking routes, local pubs, and nearby golf courses, while Derby city centre is a short drive away for wider amenities and transport links.

50% Shared ownership £102,500





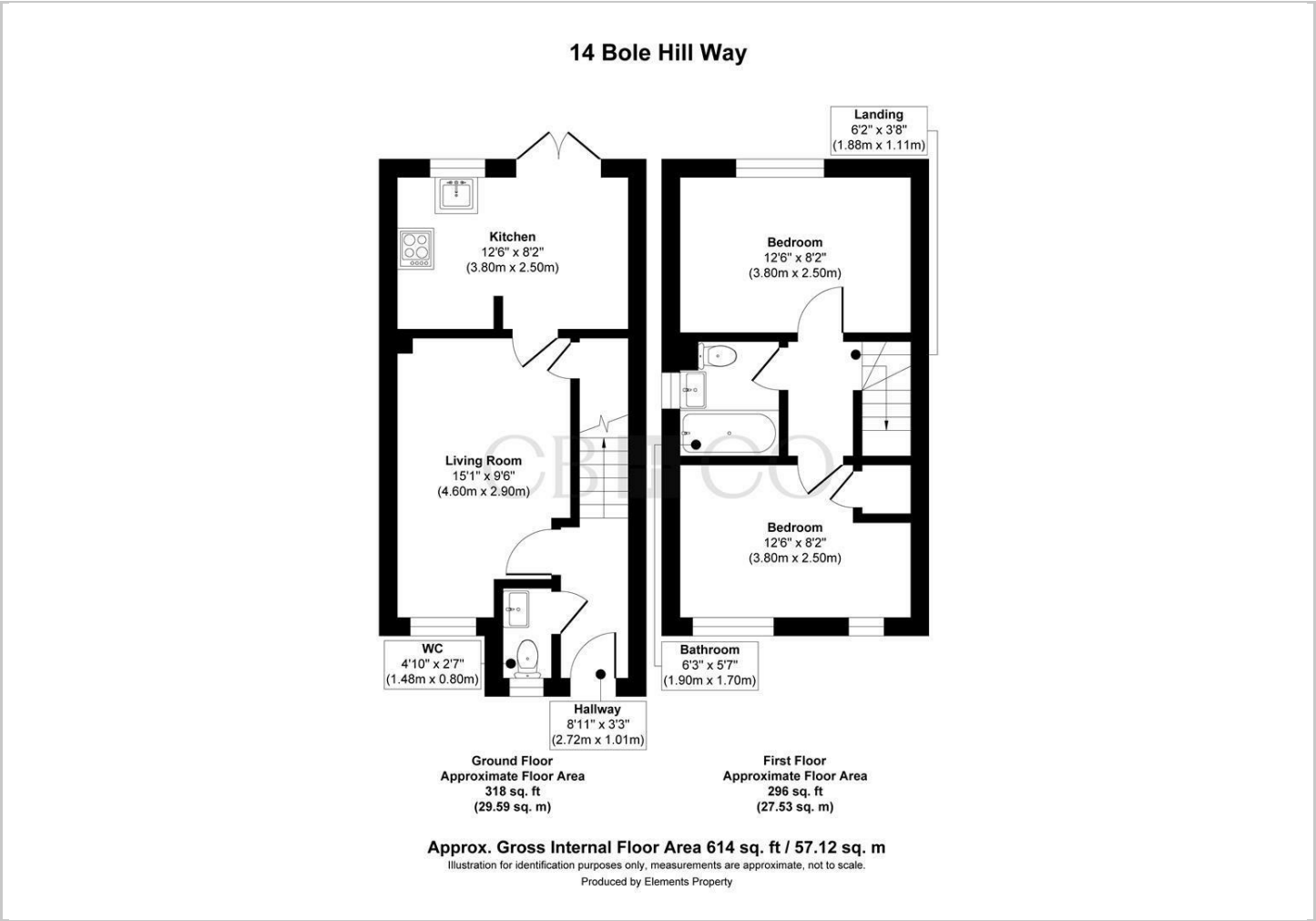
Directions

50% Shared Ownership Monthly Charges: Rent charge £239.48 Service Charge: £22.94





Floor Plans



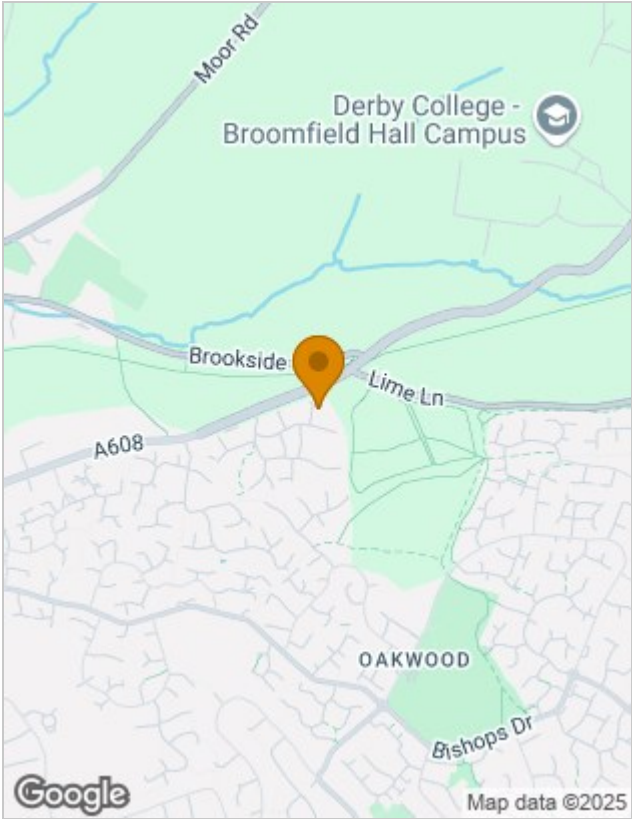
Viewing

Please contact our Derby Office on 01332 411050 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

First Floor, Darley Abbey Mills Middle Mill, Darley Abbey, Derby, DE22 1DZ
Tel: 01332 411050 Email: hello@curranbirds.co curranbirds.co

Location Map



Energy Performance Graph

