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Morley Road
Oakwood, Derby
£335,000



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



SUPERB POSITION ON THE EDGE OF OAKWOOD - A rare opportunity to purchase this stylish extended 1930s style three-bedroom semi-detached property, occupying this premier location on the edge of Oakwood. The property is set with this generous plot with a delightful south facing private and enclosed rear garden.

This superb home offers a stylish level of presentation throughout and features, entrance porch, entrance hallway, stylish lounge with bay window, spacious extended open plan dining kitchen, utility room and downstairs wc. Upstairs the first floor landing leads to three well proportioned bedrooms and an extended four piece bathroom suite.

Externally, the property occupies a generous plot, set back from the road with driveway, single attached garage and good sized front garden. There is a delightful private and enclosed south facing and beautifully landscaped rear garden.





The Detail

The property is entered through a glazed entrance porch which leads into a characterful hallway, complete with ornate coving, beautiful patterned ceramic tiled floor and traditional entrance door with leaded and stained-glass detailing. A useful under-stairs cupboard provides additional storage. The hallway provides access to a spacious lounge and extended dining kitchen.

The stylish lounge is located at the front of the property and features a striking period style cast iron fireplace with granite hearth, stripped wooden flooring, ornate ceiling coving and a bay window that floods the room with natural light.

The superb extended dining kitchen is located at the rear of the property is fitted with stylish panelled units, integrated appliances, a feature exposed brick recess, and metro-tiled splashbacks. The dining area enjoys garden views and opens out with French doors to the rear to the landscaped rear garden. There is a separate utility room and downstairs wc with internal doorway access into the garage.

Upstairs, the landing leads to three well-proportioned bedrooms, including a bay-fronted primary bedroom with built-in wardrobes. Double bedroom two is located at the rear of the property and single bedroom three is currently used as a dressing room with built in wardrobes. The extended bathroom features a luxurious four-piece suite, including a freestanding bath and corner shower enclosure. A fold-down ladder provides access to a fully boarded loft room with Velux window, power, lighting, and eaves storage.

Outside, the generous private south facing rear garden offers a private and enclosed space with a paved patio, generous lawn, railway sleeper borders, mature planting and a further patio area at the rear of the garden. To the front, the block-edged driveway provides ample off-road parking and leads to an attached single garage with roof void storage and electric car charging point, there is also rear garden access.







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The Location

Situated just four miles east of Derby city centre, Oakwood is a sought-after residential area known for its convenient amenities and community atmosphere. The Oakwood District Centre offers a variety of supermarkets, independent shops, and local eateries, catering to everyday needs. Families benefit from access to well-regarded schools, while green spaces like Locko Park and Chaddesden Wood Nature Reserve provide opportunities for outdoor activities.

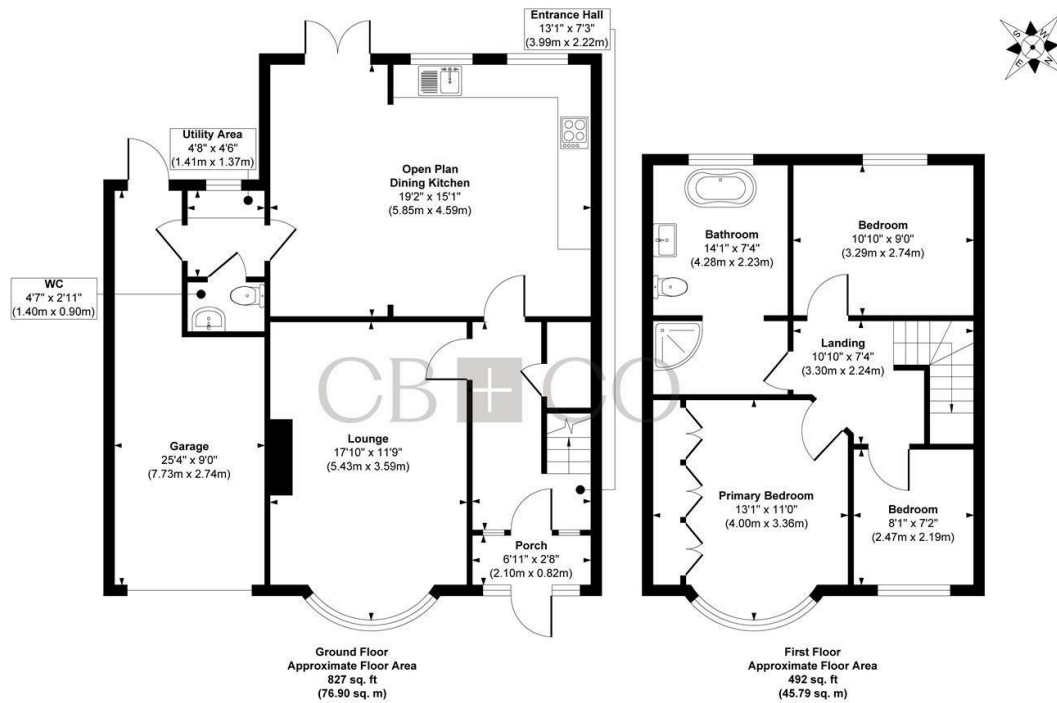
Commuters will find excellent transport connections, with the A52, A38, and M1 motorway within easy reach, alongside regular bus routes to the city. Oakwood also offers proximity to major employers, including Rolls-Royce, the University of Derby, and the Royal Derby Hospital. Combining practicality with a welcoming environment, Oakwood is a favoured location for both professionals and families.







Morley Road, Oakwood, Derby



The Particulars

- Beautiful Extended 1930's Style Semi-Detached Home
- Premier Location - Positioned on the edge of Oakwood
- Stylish Presentation - Ideal Family Home
- Porch, Entrance Hallway, WC and Utility Room
- Stylish Lounge with Bay Window & Spacious Extended Dining Kitchen
- Three Bedrooms & Extended Four Piece Bathroom
- Generous Plot - Front Garden, Driveway & Attached Garage
- Delightful Private & Enclosed Landscaped Rear Garden
- Close to Excellent Local Shops & Amenities
- Close to Open Countryside & The Beautiful Locko Park

Size

Approx 1319.00 sq ft

Energy Performance Certificate (EPC)

Rating D

Council Tax Band

C

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Let's *Talk*

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