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Ashcombe Gardens
Oakwood, Derby
£189,950



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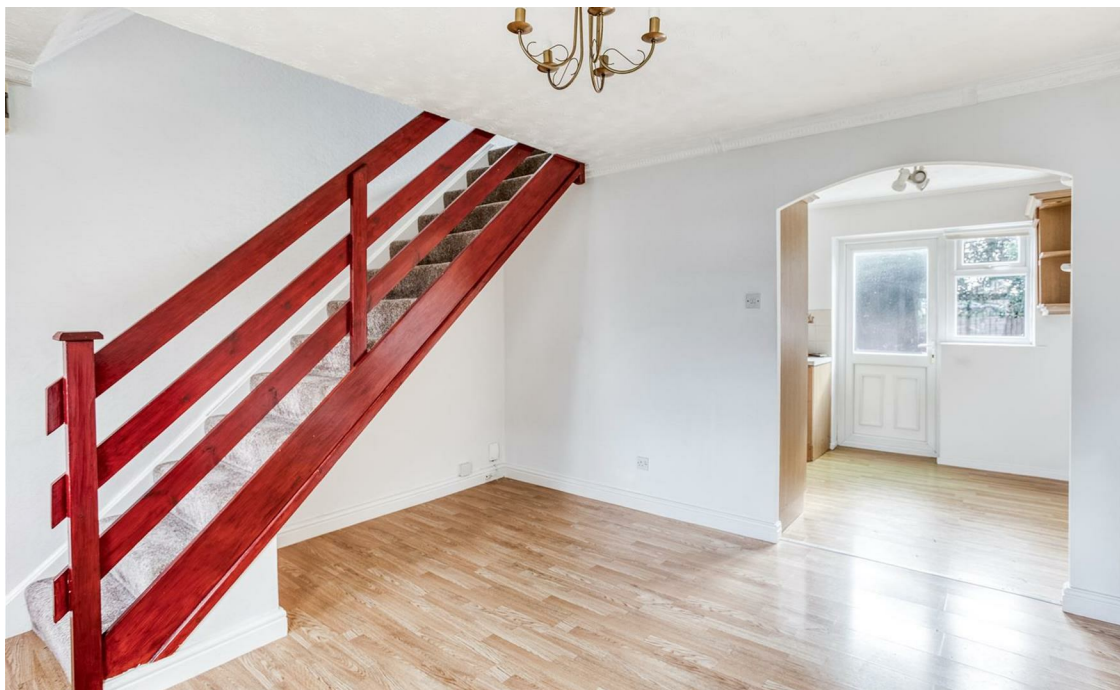


NO CHAIN - An ideal opportunity for a first time buyer or investor to acquire this modern two bedroom semi-detached home with south facing rear garden, situated in a quiet cul-de-sac within the popular suburb of Oakwood. The property provides well maintained living accommodation with exciting potential for someone to personalise to their own taste.

The accommodation in brief comprises: spacious lounge area with open plan layout to dining kitchen with access to the rear garden. Upstairs offers two bedrooms with built-in storage and well appointed shower room. The property features a combination boiler gas central heating system and uPVC double glazing.

Externally, the property has a delightful south-facing rear garden, front garden and a driveway with off-street parking for two vehicles.





The Detail

Internally, the property opens into a bright lounge featuring oak-effect laminate flooring and feature fireplace with marble-effect inset. The lounge has an open plan staircase to the first floor. The adjoining kitchen is fitted with oak-style units, roll-edged laminate work surfaces, and integrated stainless steel appliances, including an electric oven and halogen hob. There is also space for a fridge-freezer and washing machine, two windows overlooking the rear garden and direct access to the south-facing garden.

Upstairs, the front-facing primary bedroom benefits from two windows, a built-in double wardrobe, and an additional over-stair cupboard. The second bedroom, overlooking the rear garden, also includes fitted storage. The shower room is equipped with a white three-piece suite, including shower cubicle with chrome mains-fed shower low flush wc and wash hand basin, with chrome heated towel rail and extractor fan.

Externally, there is a front garden with driveway to the side providing parking and having gated access leading to the rear garden. The south facing rear garden features a paved patio, lawned areas, raised planting beds and a timber shed — all enclosed for privacy.







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The Location

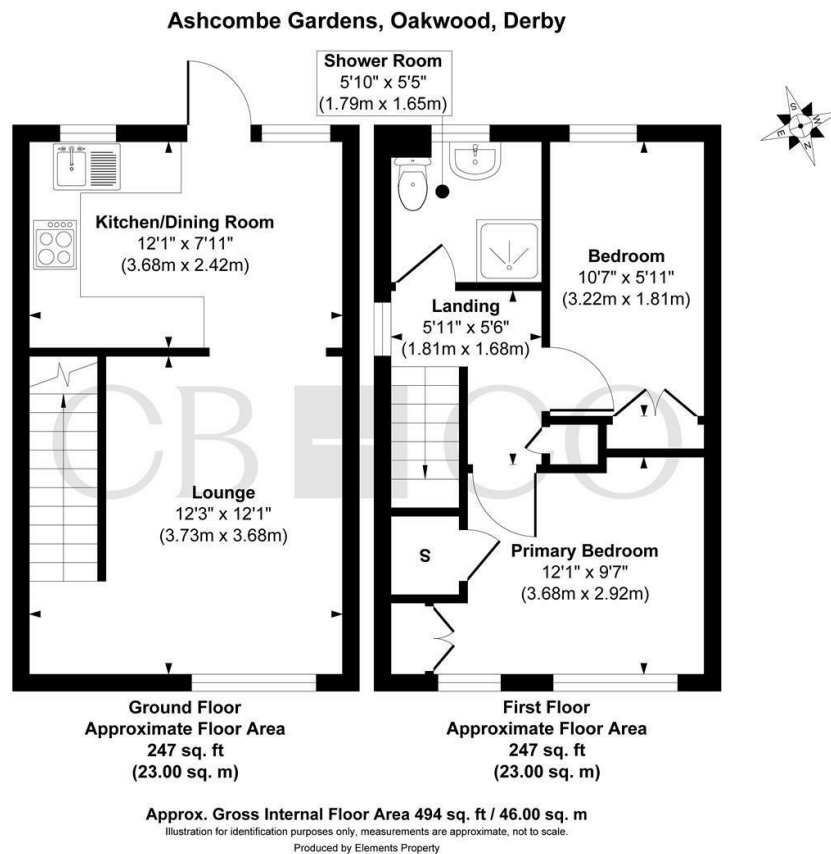
Situated in the well-established Oakwood area, the property enjoys a setting that combines everyday convenience with a strong sense of community. Local amenities are within easy reach, including a parade of shops offering essentials, takeaways, and a pharmacy. For larger shopping needs and leisure options, the nearby Meteor Centre provides a supermarket, gym, and retail outlets.

Green spaces are plentiful, with Oakwood Park offering open fields, walking routes, and play areas, while Chaddesden Wood provides a more natural escape just a short distance away. Locals enjoy popular spots such as The Park Café for coffee and light bites, and The Royal Oak pub for casual dining and socialising. Well-connected by local bus services and road links to Derby city centre and the A52,









The *Particulars*

- Modern Two Bedroom Semi-Detached Home
- Ideal First Time Buy or Investment
- Combination Boiler Gas Central Heating & uPVC Double Glazing
- Lounge with Open Plan Staircase
- Dining Kitchen with Appliances
- Two Bedrooms & Shower Room
- Front Garden, Driveway & South Facing Rear Garden
- Close to Excellent Local Shops & Amenities
- Easy Access to Pride Park & Derby City Centre
- No Chain Involved

Size

Approx 494.00 sq ft

Energy Performance Certificate (EPC)

Rating C

Council Tax Band

A

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Let's *Talk*

01332 411050
hello@curranbirds.co
curranbirds.co

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