



MANOR ROAD, DERBY

PRICE £950 PER

MONTH
1 BEDROOM

| 1 BATHROOM

| 1 RECEPTION



WELCOME TO MANOR ROAD

MODERN GROUND FLOOR APARTMENT IN LITTLEOVER – A stylish and well-proportioned one-bedroom apartment set within a recently built development in the heart of Littleover. This bright and contemporary home features an open-plan living area with three windows, a sleek high-gloss kitchen, and a modern shower room. With smart design, quality finishes, and its own private entrance, this apartment offers a low-maintenance lifestyle in a sought-after village location – ideal for professionals or couples looking for comfort and convenience.

THE DETAIL

The Detail

Apartment 7 Manor Road is a thoughtfully designed ground floor apartment, offering a bright open-plan layout with a contemporary finish throughout. The living space is filled with natural light from three well-placed windows and is complemented by a modern kitchen fitted with high-gloss cabinetry and ample worktop space.

The bedroom is generously sized and includes a wardrobe recess and separate storage cupboard. The shower room is finished to a high standard, featuring modern tiling and fittings for a clean, minimalist look.

With the added flexibility of a part-furnished option, the apartment is ready to move into and perfectly suited to those seeking a comfortable, easy-to-manage home in a desirable part of Derby.

The Location

Just a short walk from the Royal Derby Hospital, this apartment enjoys a prime position in the heart of Littleover. Local amenities are close at hand, including the Co-op, Insomnia coffee shop, and a selection of independent shops and eateries. Littleover Tennis Club is also nearby, and regular bus routes offer quick connections to Derby city centre. With everything you need within easy reach, this is a highly convenient and well-connected place to call home.

Reservation Fee & Deposit

A one-week holding fee is required, which will be deducted from the first month's rent upon successful application.

CB+CO



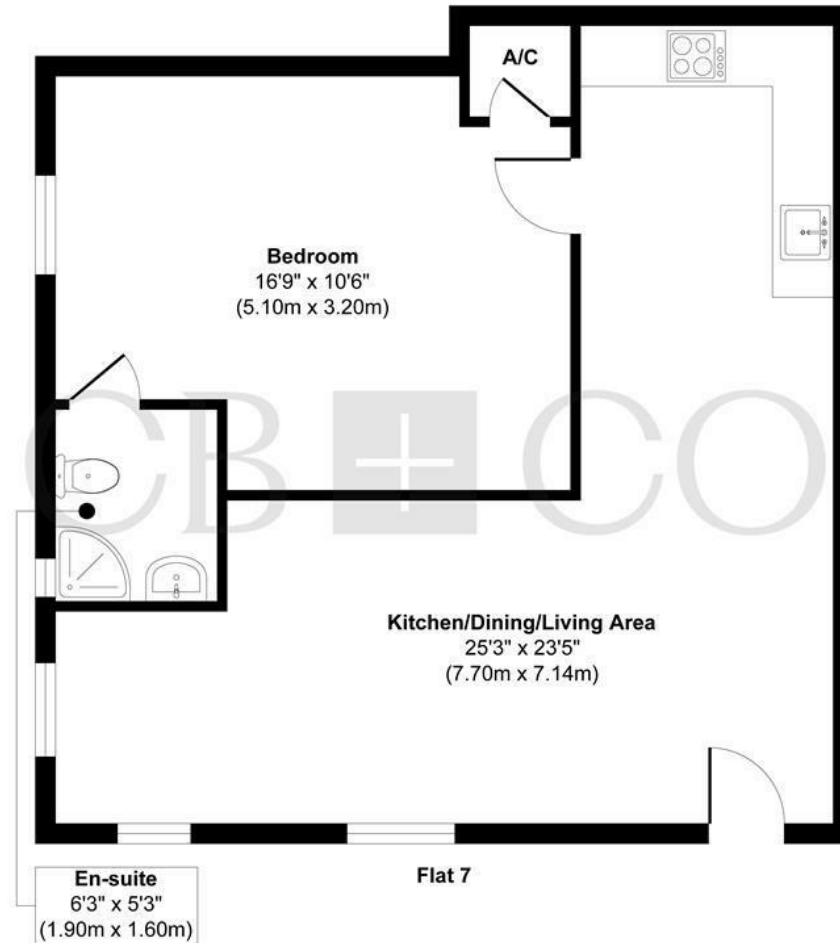


A five-week security deposit is required, which will be lodged with the Deposit Protection Service (DPS).
Landlord ID: 4777942





Flat 7 Manor Road



Approx. Gross Internal Floor Area 632 sq. ft / 58.78 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property

THE PARTICULARS

APPROX

632.00 sq ft

EPC RATING

D

COUNCIL TAX BAND

A

- Available August – Spacious One Bedroom Ground Floor Apartment
- Private Entrance Offering Added Privacy And Convenience
- Bright Open-Plan Living Area With Three Large Windows
- Modern High-Gloss Kitchen With Ample Storage
- Contemporary Shower Room With Stylish Fixtures
- Generous Double Bedroom With Built-In Wardrobe Recess
- Superb Location For Professionals
- Short Walk To Royal Derby Hospital
- Located In The Heart Of Littleover Village
- Close To Shops, Cafés, Bus Routes And Local Amenities

DARLEY ABBEY MILLS

THE MILLS

First Floor
Darley Abbey Mills
Middle Mill
Derby, DE22 1DZ

01332 411050
CURRANBIRDS.CO

MICKLEOVER

THE STUDIO

2 Station Rd
Mickleover
Derby,
DE3 9GH

01332 531020
CURRANBIRDS.CO

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