



MANOR ROAD, LITTLEOVER, DERBY

PRICE £950 PER

MONTH  
1 BEDROOM

| 1 BATHROOM

| 1 RECEPTION



## WELCOME TO MANOR ROAD

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SPACIOUS FURNISHED BUNGALOW IN LITTLEOVER – Set within a modern development in Littleover, this stylish one bedroom bungalow combines clean contemporary finishes with generous proportions. Highlights include a large open plan kitchen and allocated parking. With free Wi-Fi included and a superb location just minutes from the Royal Derby Hospital, this is a smart, low maintenance bungalow ideal for professionals or couples.

## THE DETAIL

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### The Detail

This terraced bungalow at Manor Road offers well presented, single level accommodation with its own private entrance. A standout feature of the property is the open plan kitchen and living area — unusually spacious for a one bedroom bungalow — providing an excellent sense of flow and functionality.

The kitchen is fitted with modern units, generous worktop space, and integrated appliances, creating a clean and streamlined finish. The living area is well proportioned and finished in a contemporary style, conveniently furnished with a sofa and TV stand, making it an inviting space for everyday living.

The bedroom is a large double, featuring a double wardrobe, double bed and access to the en-suite shower room.

The shower room is modern and neatly finished with quality tiling and contemporary fixtures.

Further benefits include an allocated parking space and complimentary Wi-Fi, making this a practical and well connected home.

CB+CO





#### The Location

Situated just off Manor Road, this apartment enjoys easy access to a range of local amenities, including the Co-op, Insomnia Coffee, takeaways, and independent shops. The Royal Derby Hospital is a short walk away, and regular bus routes nearby provide quick connections into Derby city centre. With everything close at hand, it's a convenient and well-connected spot in a popular part of the city.

#### Reservation Fee & Deposit

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

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

CB+CO















## THE PARTICULARS

APPROX

sq ft

EPC RATING

C

COUNCIL TAX BAND

A

- One Bedroom Bungalow
- Fully Furnished
- Spacious Open Plan Kitchen And Living Area
- Contemporary Fitted Kitchen With Integrated Appliances
- WiFi Included Within the Rent
- Bright And Well Proportioned Living Space
- Comfortable Double Bedroom With Wardrobe and Bed
- Modern Shower Room With Quality Tiling
- Parking Space Included
- Available Early August

## DARLEY ABBEY MILLS

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### THE MILLS

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

01332 411050  
CURRANBIRDS.CO

## MICKLEOVER

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### THE STUDIO

2 Station Rd  
Mickleover  
Derby,  
DE3 9GH

01332 531020  
CURRANBIRDS.CO

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