



JACKSON AVENUE, MICKLEOVER, DERBY

PRICE £1,250 PER

MONTH  
3 BEDROOM | 1 BATHROOM | 2 RECEPTION



## WELCOME TO JACKSON AVENUE

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A beautifully presented bay-fronted family home situated in the popular area of Mickleover, offering spacious and versatile accommodation across three bedrooms. The property benefits from a driveway, generous rear garden and well-proportioned living spaces, making it an ideal home for a family. Conveniently positioned for access to the A38, A50 and M1, as well as being within easy reach of Derby City Hospital, Rolls-Royce and Toyota. The property is also located within the catchment areas for Littleover Community School and Wren Primary School.

## THE DETAIL

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On entering the property, you are welcomed into a spacious entrance hall with stairs rising to the first floor and access to the principal reception rooms.

The dining room is a generous and welcoming space, featuring a bay window, dark wood effect flooring and neutral décor, with ample room for a family dining table and chairs.

The lounge is bright and comfortable, with carpeted flooring and patio doors opening directly onto the rear garden, creating a lovely connection between the living space and outside.

The kitchen is fitted with a range of contemporary wall and base units, contrasting worktops and tiling, together with a gas hob, oven and extractor. There is space and plumbing for both a washing machine and fridge freezer, while the rear door provides convenient access to the garden.

Upstairs, the property offers three well proportioned bedrooms. The front bedroom benefits from a characterful bay window and provides plenty of space for a double bed and additional furniture. The second bedroom is another excellent-sized double, while the third bedroom is ideally suited to a child's bedroom, nursery or home office.

The family bathroom is finished with tiled flooring and walls and comprises a panelled bath with shower over, wash hand basin and WC.

Outside, the property benefits from a driveway to the front, providing off-road parking, while to the rear is a generously sized, low maintenance garden with a combination of lawn and patio areas and useful side access.

CB+CO





### The Location

Situated in the popular residential area of Mickleover, 53 Jackson Avenue is ideally placed for both local amenities and wider commuter links. The A38 is easily accessible, providing convenient connections towards the A50 and M1, making the property particularly well located for commuters.

The area is also well placed for Derby City Hospital, Rolls-Royce and Toyota, while families will appreciate the proximity to well-regarded schools, including Littleover Community School and Wren Primary School.

With its spacious accommodation, excellent location, off-road parking and generous rear garden, this is a fantastic opportunity to rent a well-positioned three-bedroom family home.

### 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





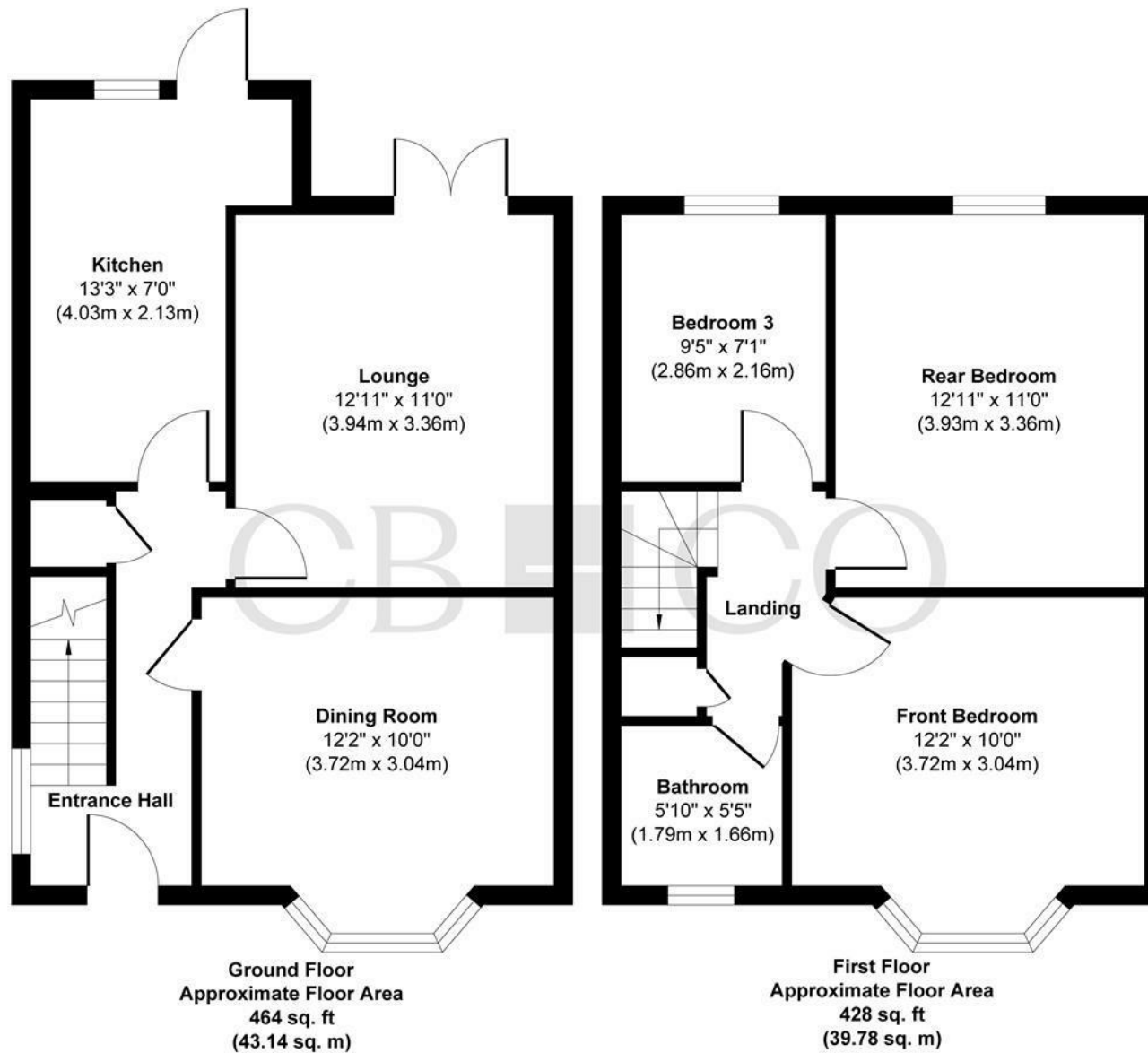








## Jackson Avenue, Mickleover, Derby, DE3 9AS



**Approx. Gross Internal Floor Area 892 sq. ft / 82.92 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

## THE PARTICULARS

APPROX

1065.64 sq ft

EPC RATING

D

COUNCIL TAX BAND

C

- Beautiful Bay Fronted Family Home
- Popular Mickleover Location
- Spacious Three Bedroom Accommodation
- Driveway Providing Off Road Parking
- Generous Low Maintenance Rear Garden
- Bright And Spacious Lounge With Garden Access
- Contemporary Fitted Kitchen
- Well Proportioned Reception And Dining Rooms
- Excellent Transport Links To A38, A50 And M1
- Convenient For Rolls Royce, Toyota And Derby City Hospital

## 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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