

ETWALL STREET, DERBY

PRICE £130 PER MONTH

3 BEDROOM | 1 BATHROOM | 1 RECEPTION



WELCOME TO ETWALL STREET

MODERN THREE BEDROOM HOUSE SHARE – ALL BILLS INCLUDED - £130 PER ROOM PER WEEK - A beautifully presented and contemporary styled three bedroom mid-terraced property, offering stylish accommodation ideally suited to professional sharers.

This attractive home provides modern living throughout, with three well proportioned bedrooms and comfortable shared living accommodation. Available on a room-share basis but offered as one complete property under a single joint tenancy agreement, making it an excellent opportunity for a group of friends or professional colleagues looking to share a well presented home in Derby. Early viewing is highly recommended.

THE DETAIL

ALL BILLS INCLUDED - £130 per room per week

A modern and beautifully presented three bedroom mid-terraced property, ideally suited to professional sharers and students and offers contemporary accommodation throughout.

The property provides three well proportioned bedrooms, alongside modern shared living accommodation designed to offer a comfortable and practical home for a group of tenants.

The property is available on a room share basis, however, it is important to note that the property is being let as a whole under one joint tenancy agreement rather than individual room agreements. This provides an opportunity for a group of professional sharers to rent the property together under a single tenancy.

Finished to a modern standard throughout, this property offers an appealing combination of contemporary styling and practical shared accommodation.

The Location

Situated on Etwall Street in Derby, the property is conveniently positioned for access to Derby City Centre, where a comprehensive range of shopping facilities, restaurants, cafés and leisure amenities can be found. The location is well placed for local amenities and provides access to a range of public transport links, making it a practical choice for working professionals commuting within Derby and the surrounding areas. Derby Railway Station offers further connections to a

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number of major towns and cities, whilst the surrounding road network provides access to the A38, A50 and A52. An ideal location for professional sharers looking for convenient access to the city and local employment opportunities.

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

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EVERY HOUR IS HAPPY HOUR
TRUST ME YOU CAN DANCE


EVERY
HOUR IS
HAPPY
HOUR









Etwall Street, Derby, DE22 3DW



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

Produced by Elements Property

THE PARTICULARS

APPROX

764.24 sq ft

EPC RATING

D

COUNCIL TAX BAND

- Modern Three Bedroom Mid-Terraced Property
- Ideal For Professional Sharers Or Students
- Beautifully Presented Throughout
- Contemporary Style And Modern Finishes
- Three Well Proportioned Bedrooms
- Comfortable Shared Living Accommodation
- Available On A Room Share Basis
- Let As One Whole Property
- All Bills Included
- Convenient Derby Location With Access To Local Amenities And Transport Links

CURRAN BIRDS + CO

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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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