



3 Knights Road, Chellaston, Derby, DE73 5WW

£389,950



Occupying a favourable position within this highly sought after modern residential development, this is an attractive four bedroom detached family home with dining kitchen, en-suite and generous lawned garden offered for sale with no chain and immediate vacant possession.



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The freshly decorated interior incorporates both UPVC double glazing and gas central heating briefly comprising, a recessed storm porch leading into a formal hallway with an attractive staircase leading to the first floor, cloakroom WC, bay windowed spacious lounge with double doors opening into a separate dining room with sliding doors leading to the rear patio, a generous dining kitchen also with sliding patio doors and a separate utility room.

To the first floor there are four well proportioned bedrooms, the principal with an en-suite, finally the main family bathroom with shower over bath.

Externally there is a double width tarmac driveway providing off-road parking leading to an integral garage, lawned front garden and gated side access. The generous rear garden is enclosed by timber fencing and is mainly lawned with a paved patio and side storage area.

Chellaston is a highly popular residential suburb having an impressive range of local amenities and shopping outlets, reputable primary and secondary schooling and providing ease of access to the A50, East Midlands Airport, Derby city centre and numerous large Derby employers.

A quality family home and location.

ACCOMMODATION

Entering the property beneath a covered storm porch through a composite door with double glazed panels into:

ENTRANCE HALLWAY

17'4" x 5'9" (5.28m x 1.75m)

A very welcoming and formal entrance hallway with laminate floor covering, an attractive staircase leads to the first floor with a useful cupboard beneath, access into all principal ground floor rooms, radiator.

CLOAKROOM WC

5'8" x 2'10" (1.73m x 0.86m)

Appointed with a low-level WC, corner wash hand basin with tiled splashback, tiled floor, extractor fan, radiator.

LOUNGE

17'5" x 11'6" (5.31m x 3.51m)

A spacious bay windowed lounge with laminate floor covering, fireplace and surround with hearth and an inset electric fire, UPVC double glazed bay window, media connections, two central heating radiators, double opening internal doors into:

DINING ROOM

10'7" x 9'8" (3.23m x 2.95m)

With principal space for a dining table and chairs, laminate floor covering, double glazed sliding doors give access to the rear patio, radiator.

DINING KITCHEN

16'1" x 10'4" (4.90m x 3.15m)

Appointed with a fitted range of wall and base units with matching cupboard and drawer fronts, laminate work surfaces and tiled walls, stainless steel sink and drainer, electric oven, gas hob and extractor fan, space for an undercounter fridge and dishwasher, tiled floor, UPVC double glazed window, double glazed sliding patio doors, additional side door, radiator. Space for a dining table and chairs.

UTILITY ROOM

5'9" x 4'9" (1.75m x 1.45m)

With plumbing and space for two laundry appliances, stainless steel sink and drainer, laminate works surface and store unit, wall mounted Worcester boiler, UPVC double glazed window, extractor fan, radiator.

FIRST FLOOR

LANDING

14'11" x 6'1" (4.55m x 1.85m)

An attractive first floor reception area, airing

cupboard, loft access, UPVC double glazed window, radiator.

BEDROOM ONE

16'5" x 11'6" (5.00m x 3.51m)

Very spacious having a UPVC double glazed bay window to the front elevation, laminate floor covering, ample space for all bedroom furniture and bed, radiator, access into:

EN-SUITE

7'3" x 6'1" (2.21m x 1.85m)

Smartly appointed with a three piece suite comprising a shower cubicle with tiled walls, glazed screen door and mains chrome shower, wash hand basin and low-level WC, tiled floor and half tiled walls, UPVC double glazed window, extractor fan, radiator.

BEDROOM TWO

11'10" x 11'2" (3.61m x 3.40m)

A second spacious double bedroom having a rear facing UPVC double glazed window, laminate flooring, radiator.



BEDROOM THREE

9'9" x 8'2" (2.97m x 2.49m)

A further generous bedroom having a front facing UPVC double glazed window, radiator.

BEDROOM FOUR

8'1" x 7'9" (2.46m x 2.36m)

An impressively sized fourth bedroom having a rear facing glazed window, radiator.

MAIN BATHROOM

7'8" x 6'7" (2.34m x 2.01m)

Spaciously appointed with a three-piece suite comprising a panelled bath with a chrome shower over and screen, wash hand basin and low-level WC, wall tiling to splash areas, vinyl floor covering, UPVC double glazed window, extractor fan, radiator.





Road Map



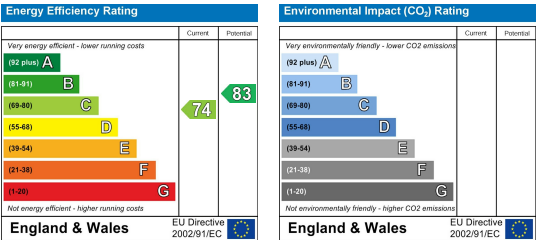
Floor Plan



Viewing

Please contact our Derby Office on 01332 383838 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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