

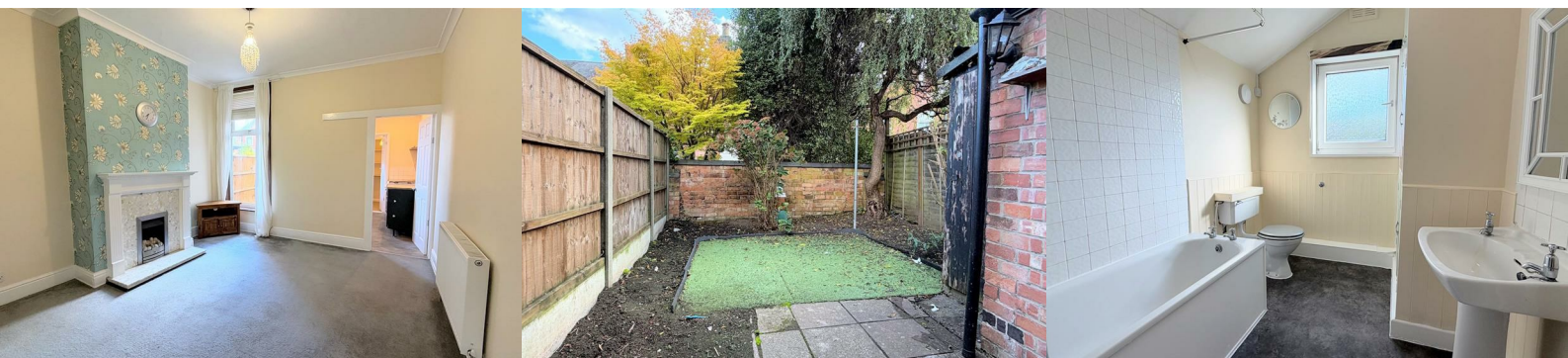


94 Longford Street, Derby, Derbyshire, DE22 1GH

£189,950



A neat and tidy two bedroom mid terrace property located in this ever popular location off Kedleston Road, close to the city centre and the beautiful Darley and Markeaton parks. No Chain.



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Internally the gas centrally heated and UPVC double glazed accommodation comprises, lounge, dining room, kitchen and utility room. To the first floor are two bedrooms and bathroom.

Externally there is an enclosed yard area and residents permit street parking is available to the front.

Longford Street is a popular residential location with useful local amenities including a grocery store, post office, cafe and popular public houses along with being close to the city centre, University of Derby and the beautiful parks of Darley and Markeaton.

The property is attractively offered for sale with immediate vacant possession and no upward chain.

ACCOMMODATION

FRONT RECEPTION ROOM

12' x 11'2" (3.66m x 3.40m)

A spacious room with main front door, twin UPVC double glazed window, wooden floorboards and radiator.

REAR RECEPTION ROOM

15'3" x 11'11" (4.65m x 3.63m)

A second spacious reception room also having wooden floorboards, gas fire and surround, UPVC double glazed window, stairs to first floor and radiator.

KITCHEN

9'5" x 7' (2.87m x 2.13m)

Fitted with a range of floor units with matching cupboard and drawer fronts, wooden work surfaces and tiled splashbacks, stainless steel sink and drainer, electric oven with gas hob, rear UPVC double glazed window and door, radiator.

UTILITY ROOM

6'9" x 4'10" (2.06m x 1.47m)

With plumbing for a washing machine.

FIRST FLOOR

LANDING

Passaged with independent access to all first floor rooms.

BEDROOM ONE

12' x 11'2" (3.66m x 3.40m)

A generous double bedroom with front facing UPVC double glazed window and radiator.

BEDROOM TWO

12'1" x 9' (3.68m x 2.74m)

A second comfortable double bedroom with rear facing UPVC double glazed window, built in cupboard and radiator.

BATHROOM

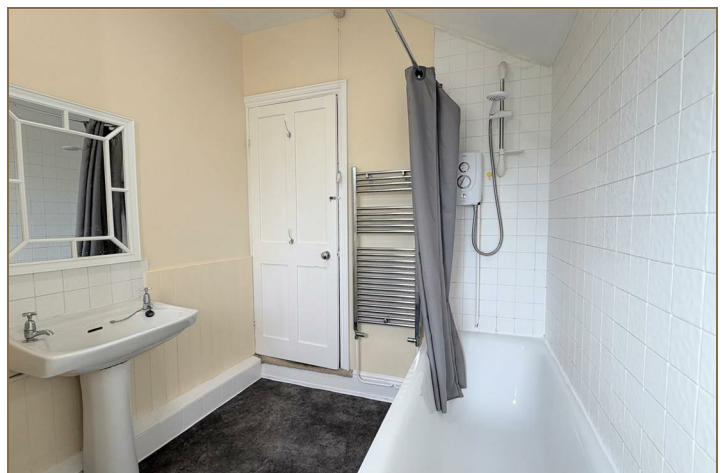
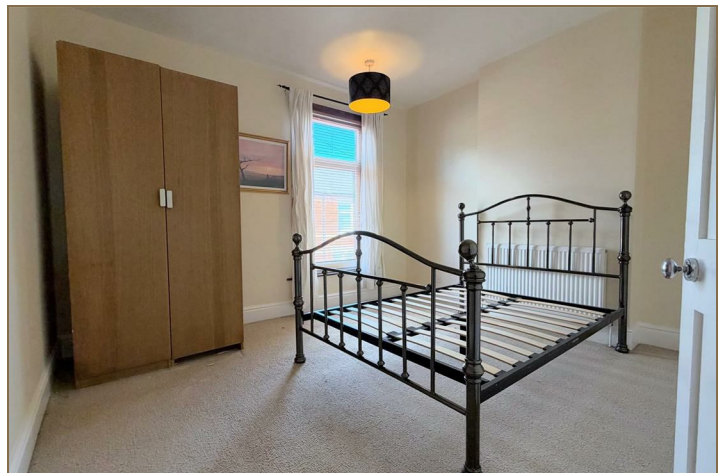
9'4" x 7' (2.84m x 2.13m)

Fitted with a three piece suite comprising a bath with electric shower over, wash basin and WC, UPVC double glazed window, built in store cupboard also housing combination

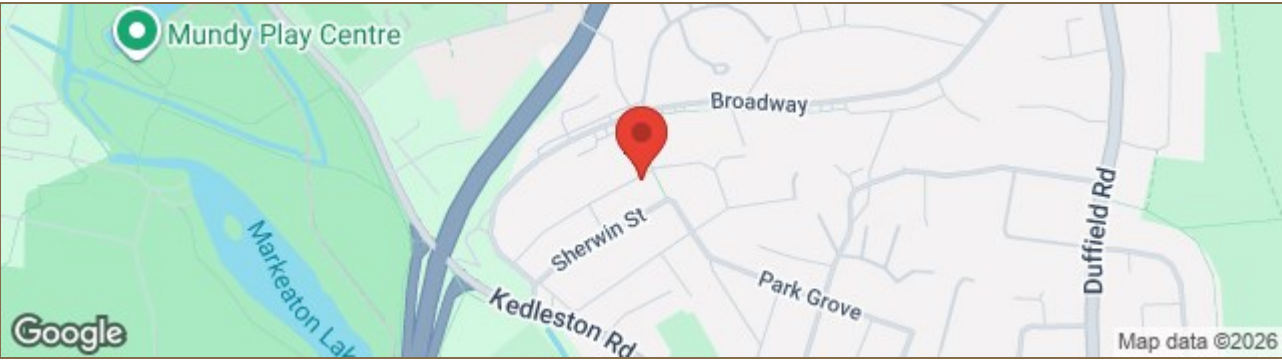
boiler providing domestic hot water and gas central heating.

OUTSIDE

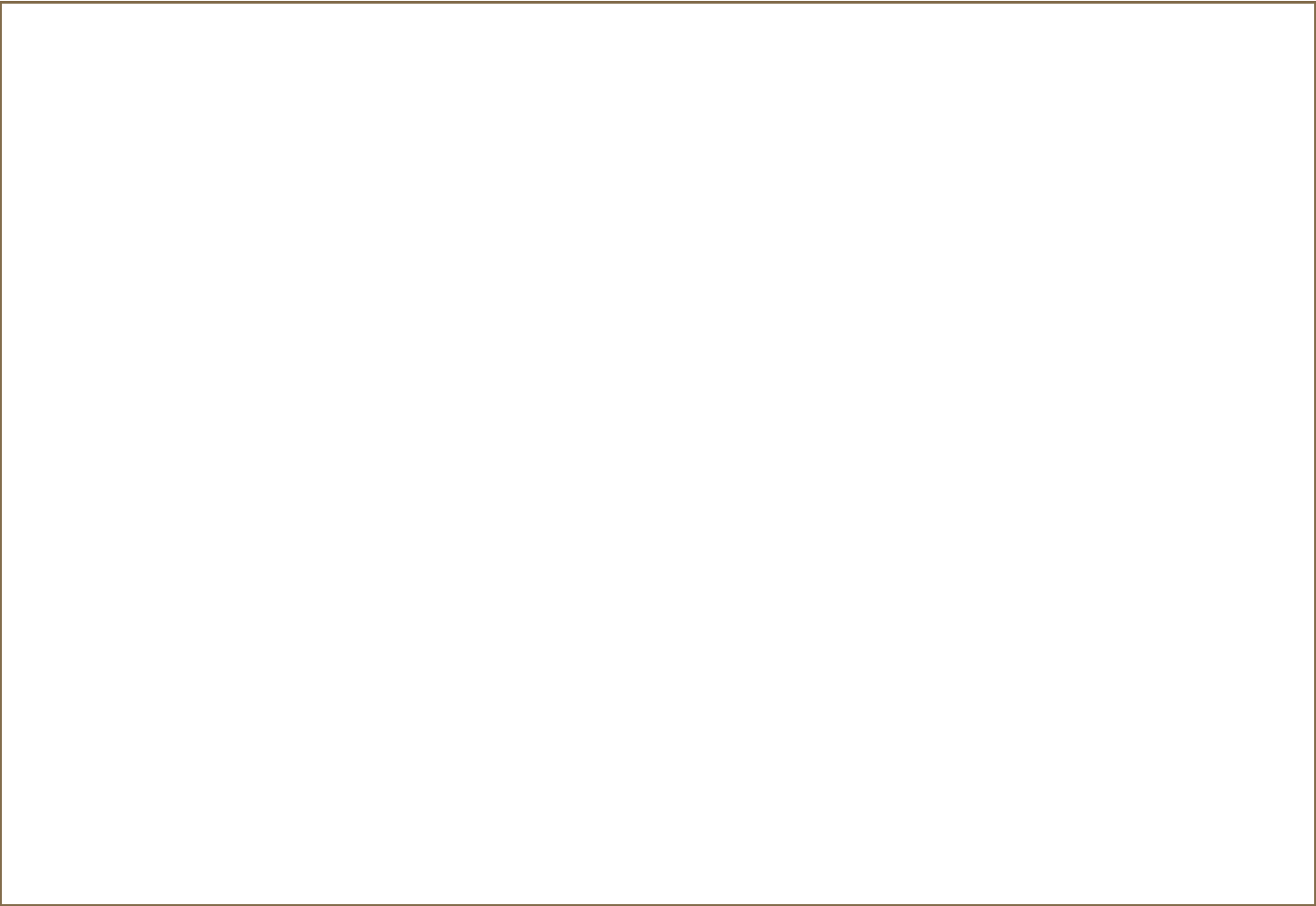
Externally there is an enclosed yard area and residents permit street parking is available to the front.



Road Map



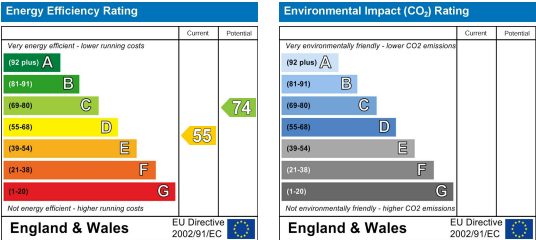
Floor Plan



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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