



**Sitwell Street
Spondon
Derby
DE21 7FH**

Offers in Excess of £189,000

bettermove

Sitwell Street Derby

Bettermove are delighted to welcome to the market this charming two bedroom end terrace house in Spondon, available with no forward chain.

The property is tenanted and will be sold with the tenants in situ for immediate investment - rental yields can be obtained through Bettermove. The council tax band is A.

The interior of this well presented property comprises a spacious lounge and open plan dining kitchen on the ground floor. The first floor consists of two double bedrooms and the family bathroom. The exterior boasts a lawned garden to the front and courtyard style garden to the rear, perfect for enjoying the summer months.

Located in the popular village of Spondon, the property is close to a wide range of amenities, including supermarkets, shops, restaurants and pubs. Excellent transport links can be found from the A52, A6, A5111, the M1, Spondon and Derby central rail stations.

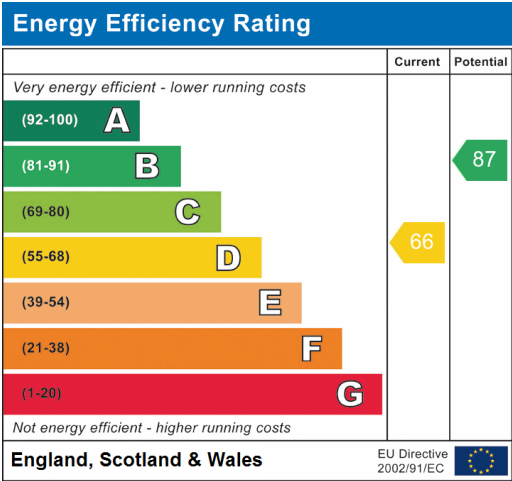
This exciting investment opportunity is not to be missed and all enquiries can be made through Bettermove.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





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