





Blackberry Way, Kilburn, Belper, Derbyshire DE56 0LE
£240,000 - Freehold

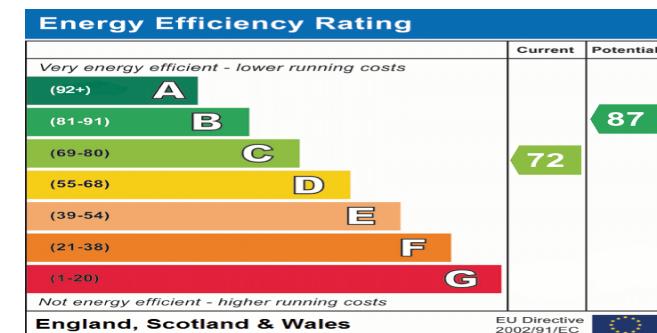


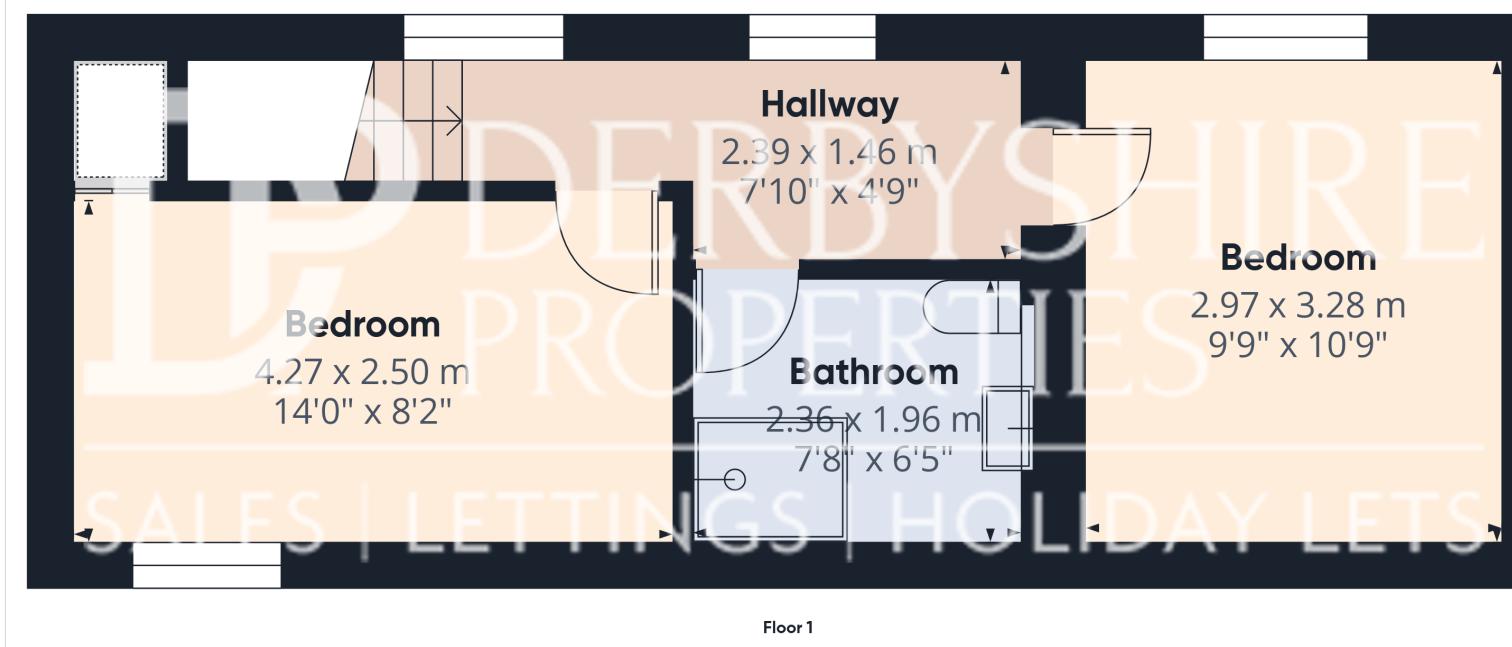
PROPERTY DESCRIPTION

Derbyshire Properties are pleased to offer for sale this skilfully extended two-bedroom home, situated on a popular and quiet residential estate. The property briefly comprises a spacious lounge/dining room and a modern kitchen. To the first floor, a landing provides access to two double bedrooms and a contemporary shower room. Externally, the home benefits from a driveway, detached garage, and wrap-around landscaped gardens offering a high degree of privacy. We believe this property is ideal for first-time buyers looking to step onto the property ladder, or for those seeking to downsize without compromising on space or comfort.

POINTS OF INTEREST

- Extended Modern Semi-Detached Home
- 2 Double Bedrooms
- Large Reception Room
- Superb Kitchen
- Beautiful Landscaped Gardens
- Modern Shower Room To First Floor
- Driveway & Garage
- Ideal First Home Or Down Size
- Council Tax Band B





Approximate total area⁽¹⁾

63.9 m²
688 ft²

Reduced headroom

1.1 m²
12 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.