

2 Bed House - Terraced

79 Mansfield Road
Derby
DE1 3QZ

£950 Per Calendar Month

Fletcher
& Company

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Derby
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• Available Late January 2027 • Viewings Highly Recommended • Open Plan Kitchen Diner • Large Living Room • Two Double Bedrooms • Spacious Family Bathroom • Low Maintenance Rear Garden • Gas Centrally Heated Throughout • Walking Distance To Derby City • Close To Amenities, Travel Networks and Major Roads

Available Late January 2027

A recently decorated two double bedroom terrace house situated in the popular area of Chester Green within walking distance of the City Centre which benefits from excellent road links and public transport access.

This brilliantly presented property comprises of an entrance hall, open plan lounge diner, cellar,
spacious fitted kitchen with room for a dining table and chairs, two double bedrooms, bathroom with three piece suite, double glazing and gas central heating throughout.

Lounge/Dining Room - Open plan living area with wooden flooring, central heating radiator, electric stove effect fire sat on marble hearth with wood surround, window to front and double doors to:

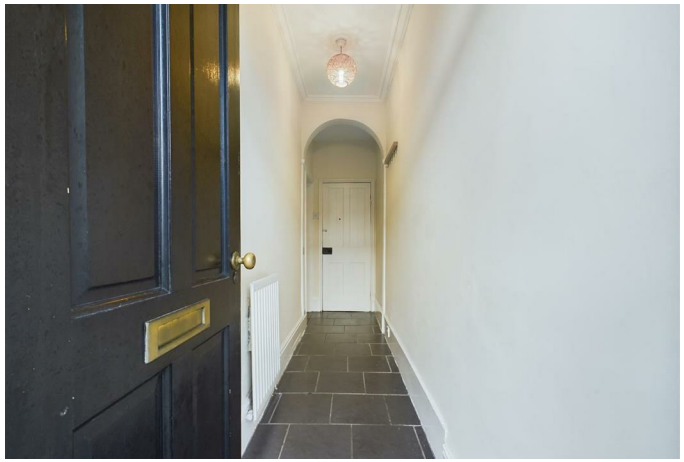
Kitchen - Fitted with a range of modern wall, base and drawer units, roll edge work surfaces, tiled splash backs, stainless steel inset sink, freestanding electric oven with gas hob and extractor over, fridge freezer, plumbing for washing machine and tile effect vinyl flooring, radiator and a door to rear garden.

First Floor Landing with airing cupboard.

Bedroom 1 - Central heating radiator and Upvc double glazed window to front.

Bedroom 2 - Central heating radiator, recessed wardrobe and Upvc double glazed window to rear.



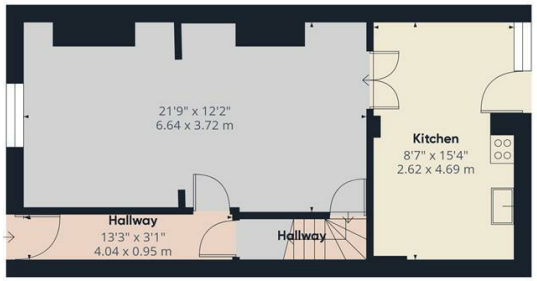




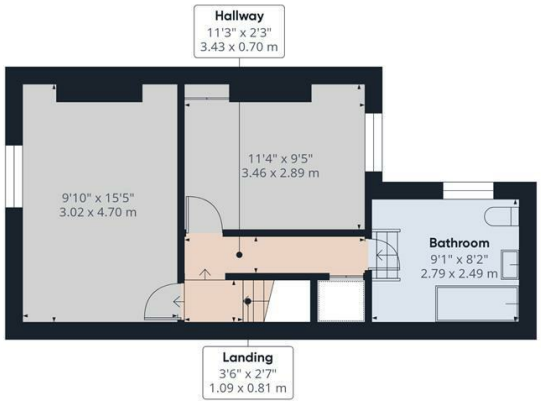








Floor 0



Floor 1

Approximate total area[1]

805.46 ft²

74.83 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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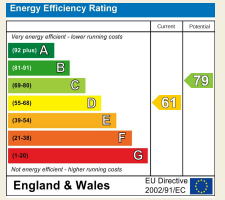
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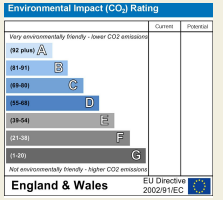
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