Peacroft Court, Hilton

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Offers in excess of
£400,000



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This property at a glance:

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Peacroft Court, Hilton











Alice says:

"Peacroft Court is a fantastic family home with so much space throughout, and being right in the heart of Hilton makes the location just as appealing.

As you step inside, one of the first things you notice is how bright and spacious the home feels. The living room is a brilliant size, with plenty of room for the whole family and double doors opening through into the separate dining room. From here, sliding doors lead straight out to the rear garden, creating a lovely flow between the living spaces and outside.
The kitchen is another really generous room, with plenty of worktop and storage space and a beautiful outlook over the garden. Just off the kitchen is a separate utility room, with useful access into both the garage,that has the additional storage in the roof, and the garden. There's also a downstairs WC.

Upstairs, the space continues with four genuinely good-sized double bedrooms. The main bedroom is a real highlight, with built-in storage and its own en-suite, while the remaining three bedrooms offer plenty of flexibility for family life, guests or working from home. There's also a large family bathroom.
Outside, the rear garden is a great size, with a patio area perfect for outdoor seating and entertaining, alongside plenty of space for children to play. There's also useful access around to the front of the property.

With four double bedrooms, generous living space, a spacious double garage, fantastic Hilton location, this is a home that really works for family life."

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Peacroft Court, Hilton



Did you spot...

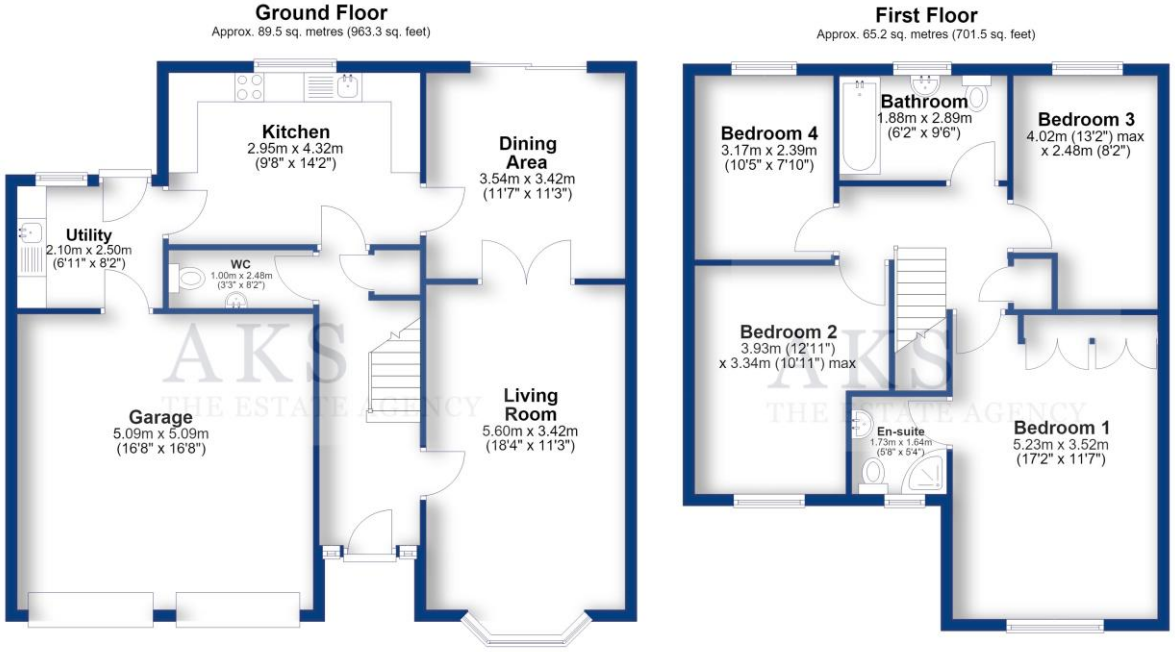
This fantastic family home is available with no upward chain

A message from the seller:

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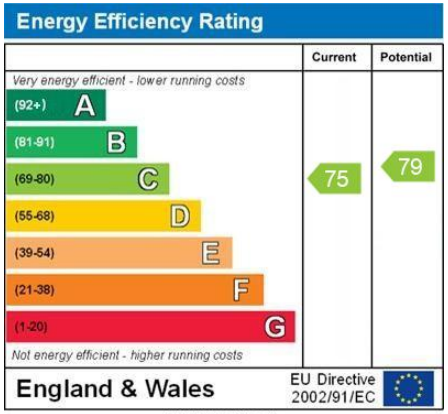
Floor Plan

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Total area: approx. 154.7 sq. metres (1664.9 sq. feet)

Energy Performance Certificate



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Registered office: Abacus House, 68a North Street, Romford, Essex RM1 1DA Company No. 10255861 • VAT Number: 245 4496 87

Peacroft Court, Hilton

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Key Features:

- NO UPWARD CHAIN
- 4 BEDROOM DETACHED HOME
- CUL DE SAC LOCATION CLOSE TO AMENITIES
- DOUBLE GARAGE AND DRIVEWAY PARKING
- WALKING DISTANCE TO VILLAGE AMENITIES
- EPC RATING C

About the area:

The village of Hilton is a fantastic family village and has something for everyone in the family. Within Hilton there are also plenty of essential amenities including, a doctors with two pharmacies, The Post Office, several nurseries, Tesco Express, Aldi and plenty of takeaway food options. Hilton has several hair and beauty salons, a bakery, pubs around the village, a village hall and a number of play areas for children. To the back of the village hall there is a skate park, football pitches and a tennis/football court. The buses which run through the village provide a service which goes to other local villages as well as into Derby City Centre and Burton Town Centre. It has easy access to major road links with the A38 and A50 both just a couple of minutes' drive from the village and the A516 to Derby.

Schools:

There are two Primary Schools, Hilton Spencer Academy and The Mease Spencer Academy which both feed through to John Port School in the neighbouring village of Etwall.

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350+ 5 star Google Reviews



Don't miss out on the chance to own this incredible property!

To book a viewing with **Alice** call **01332 30 30 30**

Click here to watch the property video

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