



Chapel Side, Spondon Derby DE21 7JQ

welcome to

Chapel Side, Spondon Derby

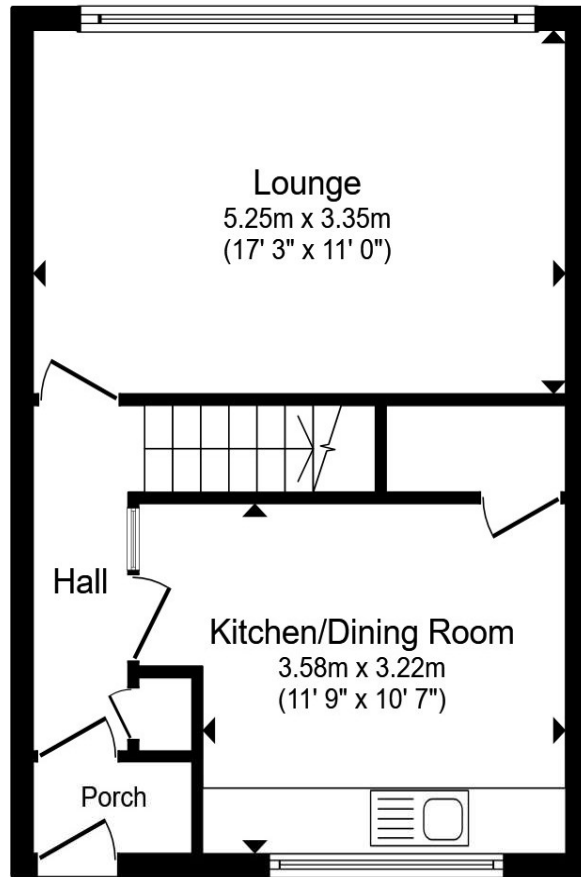
Situated in a sought-after position on Chapel Side, this well-proportioned three-bedroom maisonette presents an excellent opportunity for a range of buyers, from first-time purchasers to growing families and investors.

The property offers a practical and comfortable layout, beginning with a welcoming entrance hallway leading through to a generous living room. This light-filled space provides an ideal setting for both relaxing and entertaining, enhanced by a front-facing aspect. To the rear, the kitchen is well arranged with ample storage and workspace, with access leading out towards a private patio area—perfect for enjoying outdoor seating or low-maintenance entertaining.

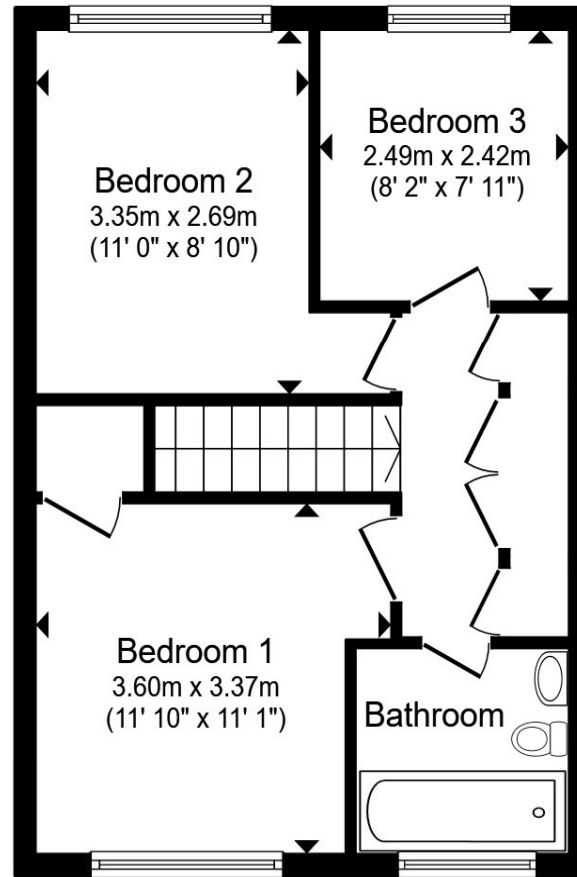
The first-floor hosts three good-sized bedrooms, all offering flexibility for sleeping accommodation, home working or hobbies. Each room is served by a family bathroom fitted with a three-piece suite.

Externally, the home benefits from a rear patio space along with allocated parking, adding to the overall convenience. Positioned within easy reach of everyday amenities, reputable schools and excellent transport connections, the property combines village charm with practical living. Offered with no onward chain, this is a fantastic chance to secure a well-located and versatile home in an established residential setting.





Ground Floor



First Floor

About The Area

Kitchen/ Dining Room

11' 9" x 10' 7" + RECESS (3.58m x 3.23m + RECESS)

Lounge

17' 3" x 11' (5.26m x 3.35m)

Bedroom 1

11' 10" x 11' 1" INTO RECESS (3.61m x 3.38m INTO RECESS)

Bedroom 2

11' x 8' 10" + RECESS (3.35m x 2.69m + RECESS)

Bedroom 3

8' 2" x 7' 11" (2.49m x 2.41m)

Bathroom

Total floor area 79.5 m² (855 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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- Three well-proportioned bedrooms
- Spacious and bright living room
- Private rear patio area
- Allocated parking space
- Central Spondon Village location

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£90,000



view this property online [bagshawsresidential.co.uk/Property/DBY121914](https://www.bagshawsresidential.co.uk/Property/DBY121914)



Property Ref:
DBY121914 - 0003

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Please note the marker reflects the
postcode not the actual property



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