



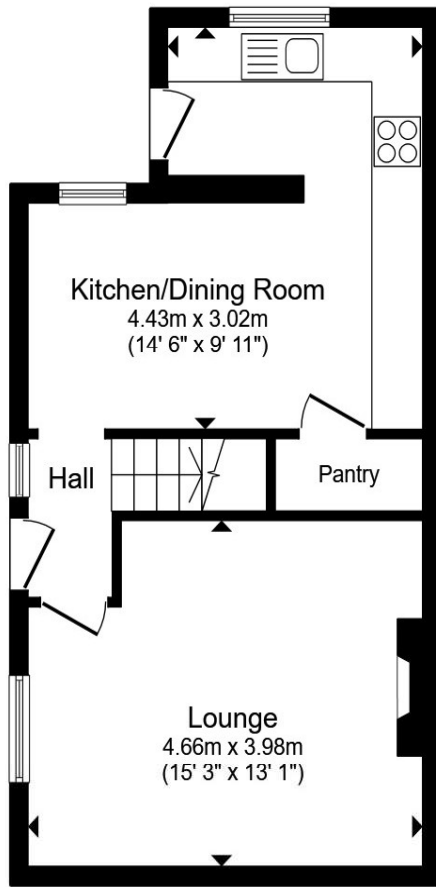
Wretham Close, Mickleover Derby DE3 0UA

welcome to

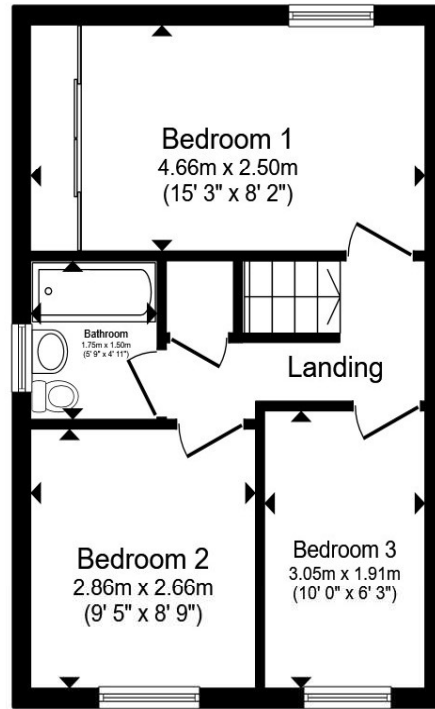
Wretham Close, Mickleover Derby

Well-presented three-bedroom detached home on Wretham Close, Mickleover, featuring a spacious lounge, modern kitchen diner, driveway, garage, and a landscaped rear garden. Ideal for a growing family, with excellent local amenities, schools, and transport links nearby.

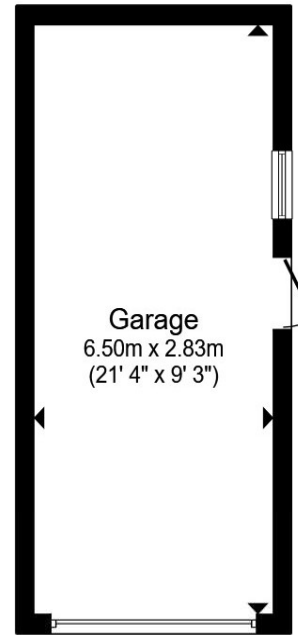




Ground Floor



First Floor



Garage

About The Area

Lounge

15' 3" MAX x 13' 1" MAX (4.65m MAX x 3.99m MAX)

Kitchen/ Dining Room

Irregular Shaped Room 14' 6" x 9' 11" (4.42m x 3.02m)

Bedroom 1

Irregular Shaped Room 15' 3" x 8' 2" (4.65m x 2.49m)

Bedroom 2

Irregular Shaped Room 9' 5" x 8' 9" (2.87m x 2.67m)

Bedroom 3

Irregular Shaped Room 10' x 6' 3" (3.05m x 1.91m)

Bathroom

Irregular Shaped Room 5' 9" x 4' 11" (1.75m x 1.50m)

Total floor area 92.3 m² (994 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



welcome to

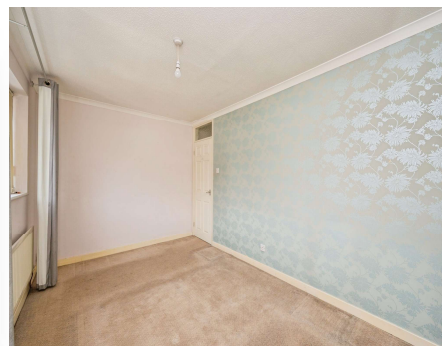
Wretham Close, Mickleover Derby

- Three-bedroom detached property
- Large driveway with garage access
- Spacious lounge and kitchen diner
- Well-maintained rear garden with patio and raised beds
- Ideal family home with growth potential

Tenure: Freehold EPC Rating: C

Council Tax Band: C

£289,950



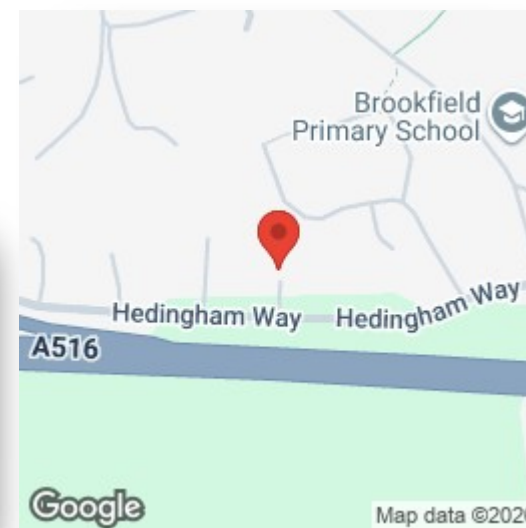
Situated on the sought-after Wretham Close in Mickleover, this attractive three-bedroom detached property offers generous living space and excellent potential as a long-term family home.

To the front, the property benefits from a large driveway providing ample off-road parking, alongside a well-maintained lawn. The driveway extends to the side, leading to a detached garage, with convenient side access into the home.

Internally, the property opens into a spacious lounge located at the front, offering a bright and welcoming living space. To the rear, the kitchen dining room is well-appointed with a range of wall and base units, providing plenty of storage and workspace. There is ample room for a dining table, as well as additional pantry/storage space, making it ideal for family living and entertaining. The kitchen also provides direct access to the rear garden. Externally, the rear garden is well presented, featuring a patio seating area and raised beds, creating a pleasant outdoor space for relaxation and hosting.

Upstairs, the property comprises two generously sized double bedrooms, a single bedroom, and a well-appointed three-piece family bathroom.

With its practical layout, outdoor space, and desirable location, this home offers fantastic potential for a growing family.



Please note the marker reflects the postcode not the actual property

view this property online [bagshawsresidential.co.uk/Property/MVR109649](https://www.bagshawsresidential.co.uk/Property/MVR109649)



Property Ref:
MVR109649 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Bagshaws Residential is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


bagshaws residential



01332 518844



Mickleover@bagshawsresidential.co.uk



14 The Square, Mickleover, DERBY, Derbyshire,
DE3 0DD



[bagshawsresidential.co.uk](https://www.bagshawsresidential.co.uk)