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Marston Close, Belper, Derbyshire DE56 1TP

£550 per calendar month

Unfurnished

Deposit £634

GENERAL DESCRIPTION

A well presented, two bedroom town house, located in a popular residential development just five minutes from Belper town centre. Briefly comprising Entrance Hall, fitted Kitchen, good sized Lounge / Diner, one Double and one Single Bedrooms, and Family Bathroom.

With a lawned garden to the front and attractive low maintenance private garden to the rear, Marston Close comes with double glazing, electric storage heating and benefits from two allocated parking spaces to the right rear of the property.

Early viewing highly recommended.

EPC Band: D

Council Tax Band: A

ACCOMMODATION

GROUND FLOOR

ENTRANCE under covered porch with terracotta tiled step and entrance light, through UPVC double glazed entrance door into:

ENTRANCE HALL, with ceramic tiled flooring, light fitment and coving to ceiling, and telephone point. Four-hook coat rack with shelf and doors through to:

KITCHEN (8'6" into cupboards x 7'11" into cupboards), with ceramic tiled flooring continued, having three-point spotlight fitting and coving to ceiling. Refitted with a range of white shaker style base and eye level storage units with built-in electric oven with 4-ring electric hob over and extractor hood above. Stone effect laminate work surface with tiled splash backs, inset stainless steel sink with drainer and mixer tap over. Free-standing washing machine, space for tall fridge freezer, convection heater and consumer unit to wall.



LOUNGE / DINER (15'5" x 11'11"), with laminate flooring, pendant light fitting, coving and smoke alarm to ceiling. Double glazed window and entrance door to rear garden, two electric storage heaters on 'Economy 7', television / telephone points and stairs off to first floor.



FIRST FLOOR

STAIRS & LANDING, carpeted with balustrade, pendant light fitting, carbon monoxide detector and smoke alarm to ceiling, and doors off to:

BEDROOM 1 (12'3" max x 11'11" max), carpeted with double glazed window to rear aspect, electric storage heater and telephone point. Pendant light fitting and loft access hatch (with loft ladder) to ceiling.



BEDROOM 2 (11'10" x 5'9"), carpeted with pendant light fitting to ceiling, double glazed window to front aspect, and electric storage heater.



BATHROOM with ceramic tiled flooring, appointed with a white three-piece suite comprising low flush W.C., pedestal wash hand basin and bath with electric shower over. Room half tiled with ceiling light fitment to ceiling, shavers point, medicine cabinet and electric convection heater. Door concealing airing cupboard with hot water tank and water heater. Double glazed obscured heater to front aspect.

OUTSIDE

TO THE FRONT OF THE PROPERTY is a lawned garden with border and adjacent footpath to entrance door.



TO THE REAR OF THE PROPERTY is an attractive, low maintenance garden with patio seating area, gravelled area and raised decking. A gate to the far rear provides access to the parking area, where the property benefits from two allocated parking spaces.

VIEWING: By appointment through Dove Property