



MICHAEL LEE

exp[®] UK

@ michael.lee@exp.uk.com

🌐 michaellee.exp.uk.com

☎ 07494 381 114

Marlow Crescent, West Hallam, Ilkeston, DE7 6PD

Guide Price £260,000

3 1 2

- Large Modern Fitted Kitchen
- Open Plan Lounge Diner
- Office/Study
- Downstairs WC
- Three Double Sized Bedrooms
- Modern Fitted Bathroom
- Private Enclosed Rear Gardens
- Driveway Parking For 3 Cars
- Quiet Cul-De-Sac Location
- Please Quote Ref ML0555 When Enquiring



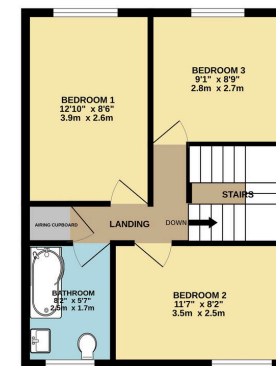
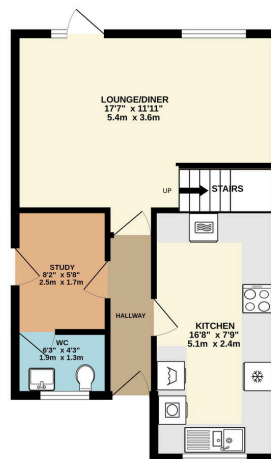
Guide price £260,000 to £270,000 - A great opportunity to acquire an immaculately presented three double-bedroomed detached family home, situated in the highly sought-after location of West Hallam and providing the perfect solution for families or first-time buyers seeking a home requiring no major uplift.





GROUND FLOOR
463 sq.ft. (43.0 sq.m.) approx.

1ST FLOOR
416 sq.ft. (38.6 sq.m.) approx.



TOTAL FLOOR AREA: 879 sq.ft. (81.6 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and do not constitute a guarantee of any kind, or an offer of insurance. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and equipment shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropac CADD