



3 Bed House

14 Angelica Close
Littleover
Derby
DE23 1NJ

£1,250 Per Calendar Month

**Fletcher
& Company**

14 Angelica Close
Derby
DE23 1NJ



- AVAILABLE DECEMBER 2025
- AVAILABLE LONG TERM
- END PROPERTY BENEFITTING FROM ADDITIONAL OFF-ROAD CAR PARKING AND SIDE ACCESS TO GARDEN
- LARGE CONSERVATORY
- THREE DOUBLE BEDROOMS
- EN-SUITE TO MASTER BEDROOM
- THREE STOREY PROPERTY
- INTEGRAL GARAGE
- A VERY FLEXIBLE PROPERTY FOR MODERN DAY LIVING
- LITTLEOVER VILLAGE

AVAILABLE SOON - This three bedroom, three storey house is located on a quiet cul-de-sac in the much sought after village of Littleover, Derby.

This property briefly comprises; an entrance hall, cloakroom W/C, fitted kitchen diner and a conservatory overlooking the garden to the rear.

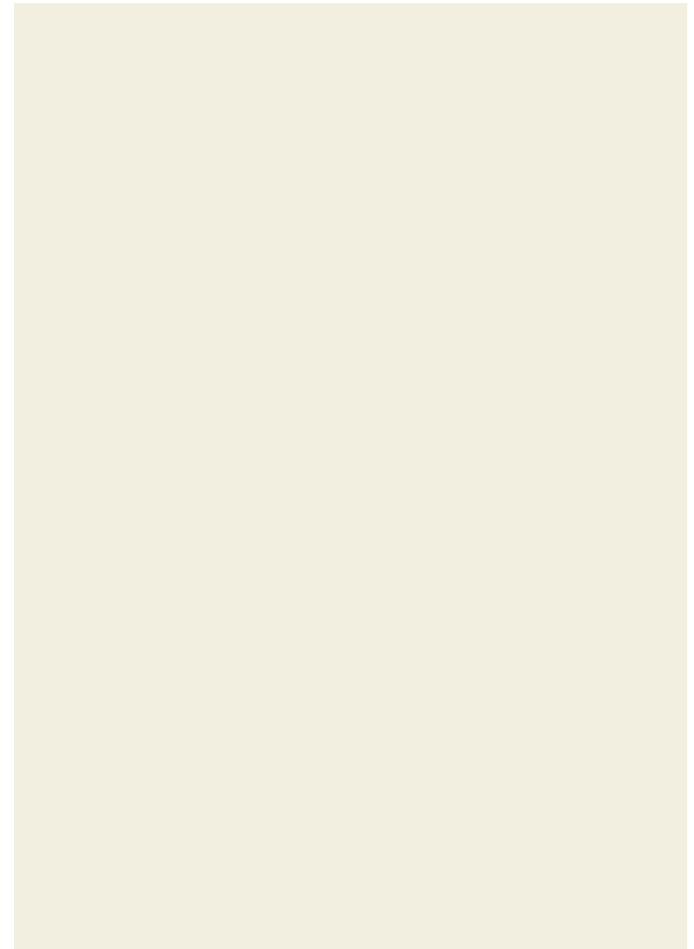
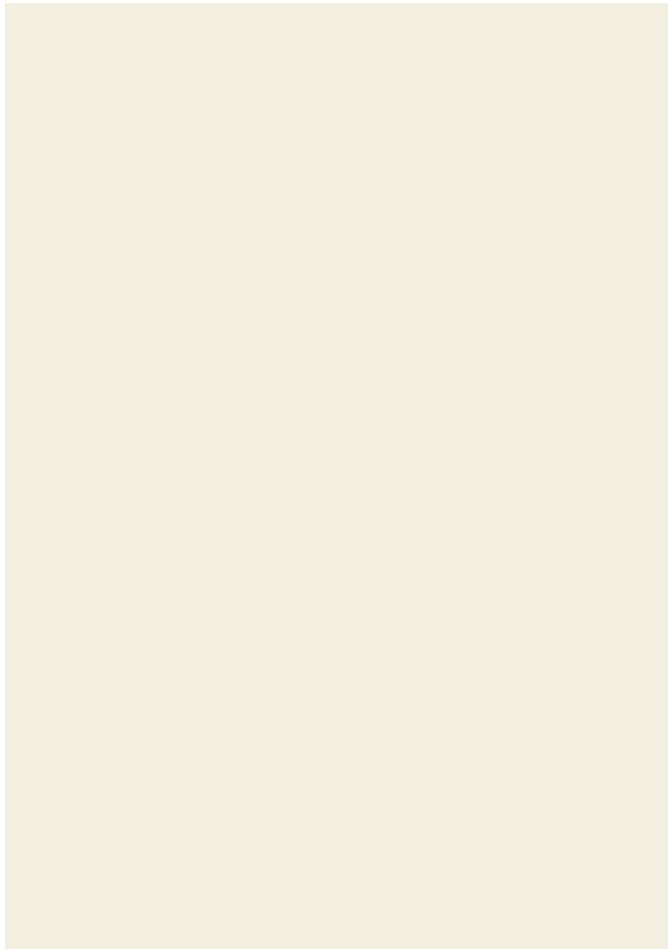
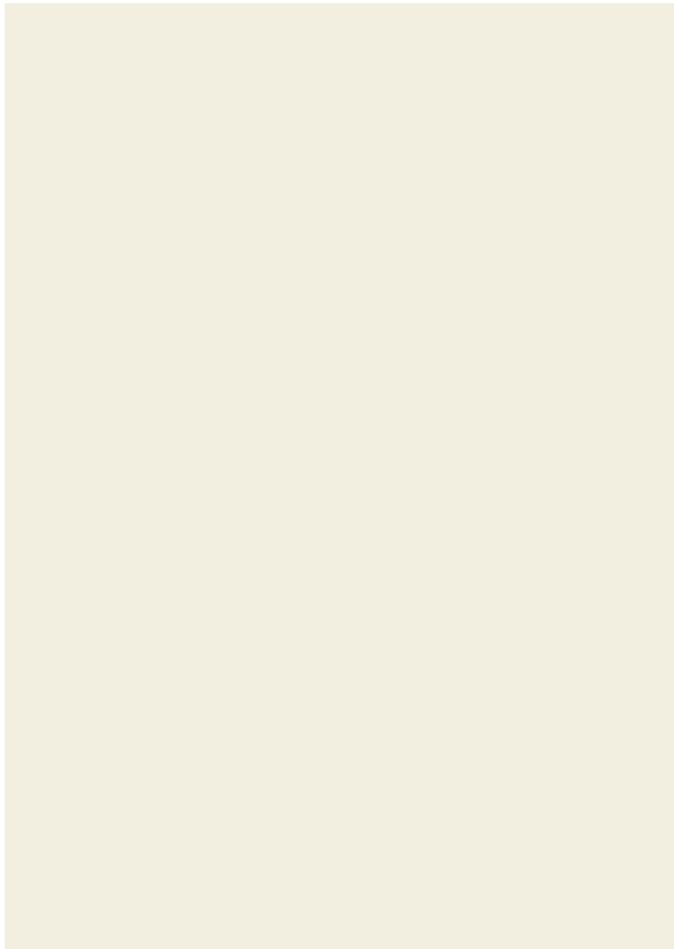
On the first floor is an 'L' shaped lounge and the third bedroom.

On the second floor is the master bedroom with a shower en-suite and built in wardrobes, there is also an additional large double bedroom and the family bathroom.

Outside, the property has an enclosed lawn and patio rear garden and a driveway for two cars to the front. There is also a single integral garage accessed at the front.

The property is available early December 2025 and offered on a long term basis. This property further benefits from its great location, close to major road networks, public transport and all amenities.

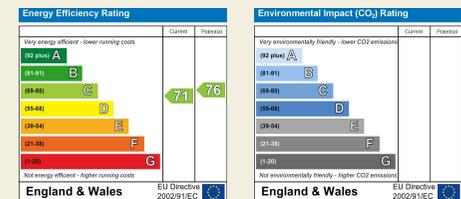




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