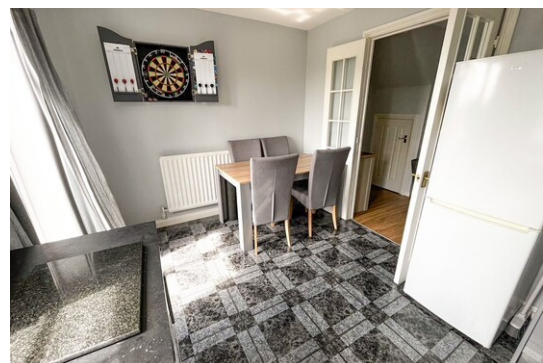
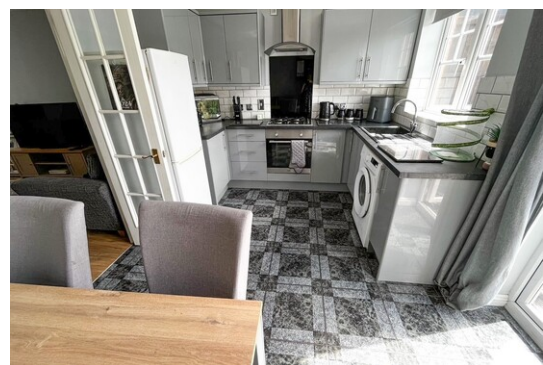


2 Marshall Street
Heanor
Derbyshire
DE75 7AT
01773715790
info@taylorbrownandsimms.co.uk
www.taylorbrownandsimms.co.uk

**TAYLOR BROWN
& SIMMS**

ESTATE AGENTS

Harrow Drive, Ilkeston, Derbyshire , DE7 4QY
£180,000



FEATURES:

- TWO BEDROOMS
- MID TOWN HOUSE
- TWO PARKING SPACES
- RESIDENTIAL LOCATION
- CLOSE TO SCHOOLS
- MODERN FITTED KITCHEN DINER
- GOOD SIZED LOUNGE
- VIEWING ESSENTIAL
- IDEAL FIRST TIME BUYER / INVESTOR
- REAR GARDEN

COUNCIL TAX BAND: B EPC RATING: C

Entrance Hallway

Stairs rising to the first floor, door to lounge.

Lounge

4.45 m x 2.67 m (14'7" x 8'9")

UPVC window to front aspect, tv point, under stairs storage cupboard, radiator, doors to kitchen diner.

Kitchen Diner

3.92 m x 2.80 m (12'10" x 9'2")

UPVC window and French doors leading to the rear garden, Modern fitted kitchen with base and wall units with work top, sink unit, part tiled walls, integrated oven, hob and extractor above, space for tall fridge freezer, plumbing for washing machine, radiator.

First floor landing

doors to bedrooms and bathroom.

Bedroom One

3.92 m x 3.84 m (12'10" x 12'7")

Two UPVC windows to front aspect, laminate flooring, radiator. over stairs storage cupboard.

Bedroom Two

3.40 m x 2.43 m (11'2" x 8'0")

UPVC window to rear aspect, radiator, laminate flooring.

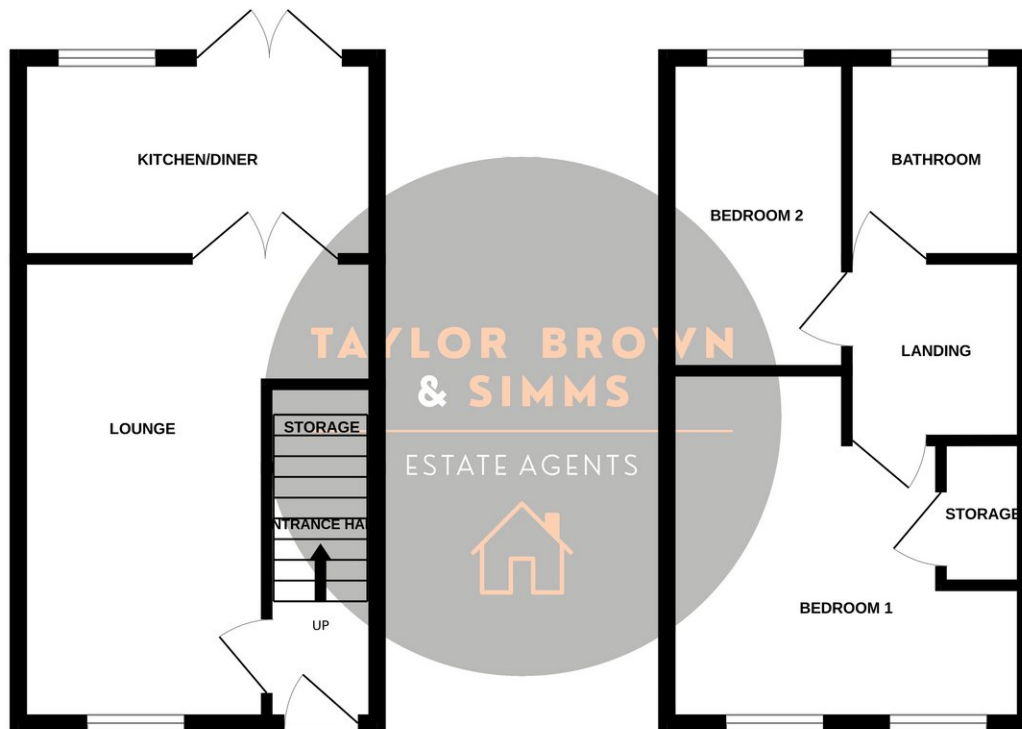
Bathroom

UPVC window to rear aspect, three piece suite comprising of panelled bath with shower above, pedestal hand wash basin, WC, radiator, vinyl flooring.

Outside

To the front of the property is off street parking for two cars.

To the rear of the property is a decking area with wooden balustrade, lawned area and being enclosed via panelled fencing.



Whilst 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 no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

NOTICE TO PROSPECTIVE PURCHASERS

Please note that the information contained within this brochure is understood to be correct and accurate to the best of Taylor Brown & Simms Estate Agents knowledge. However, the information and measurements should not be relied upon to form any part of a contract or any offer made. The information offered is for guidance only particularly in relation to any listed appliances being in full working order. Purchasers should make their own investigations to verify correctness of same particularly if they intend to purchase the property for a specific use or purpose. The information contained within the brochure should not be republished or copied in any way for any other form of advertising or use without Taylor Brown & Simms permission.