



Gatebrook Close, Codnor, Ripley, DE5 9RD

Asking Price Of £219,950

- NEW TO THE MARKET WITH NO UPWARDS CHAIN - WELL PRESENTED THREE BEDROOM SEMI DETACHED SITUATED ON A CORNER PLOT WITH AMPLE OFF ROAD PARKING, DETACHED GARAGE AND PRIVATE ENCLOSED GARDEN - SMARTMOVE HOMES are pleased to bring to the market this fantastic family home briefly comprising of an entrance hallway, open plan living room into dining area and modern fitted kitchen to the ground floor. To the first floor landing there are three good sized bedrooms, airing cupboard and a modern three piece shower room, outside there is a corner plot garden separated into two sections, space for a large shed and has a seating area covered with a pergola, to the front there is off road parking for several vehicles leading to a detached garage. To book a viewing please contact SMARTMOVE HOMES as soon as possible.



Property Description

GROUND FLOOR

ENTRANCE HALL

Door to front elevation with side panel window, built in storage cupboard, laminate floor and central heating radiator.

LIVING ROOM

Light filled room with bow window to front elevation, laminate floor, gas feature fireplace and central heating radiator.

DINING AREA

Sliding patio doors to the rear elevation, laminate floor, gas feature fireplace and access to the under stairs storage cupboard.

FITTED KITCHEN

Modern fitted kitchen with matching wall and base units, work surface with composite sink and drainer, built in double fan assisted oven, induction hob with extractor fan, integrated fridge freezer and washing machine. Door to side elevation and central heating radiator.



FIRST FLOOR

FIRST FLOOR LANDING

Access to the loft and built in cupboard housing the combi boiler system.

MASTER BEDROOM

Large double bedroom with window to front elevation, fitted wardrobes and central heating radiator.



BEDROOM TWO

Double bedroom with window to rear elevation and central heating radiator.

BEDROOM THREE

Good sized bedroom with window to front elevation and central heating radiator.

SHOWER ROOM

Modern three piece shower room suite comprising of a corner shower with mains fed shower unit over, WC and wash basin over vanity unit. Two obscure window to rear elevation, vinyl floor and a chrome heated towel rail.



OUTSIDE

OFF ROAD PARKING

Tarmacked driveway allowing for off road parking for multiple vehicles leading to a single detached garage.

GARAGE

Single detached garage with door and window to rear elevation, manual up and over door, power and lighting.

CORNER PLOT GARDEN

Private and enclosed corner plot garden with a block paved patio seating area, laid lawn, planted borders and wooden surround. Additional seating area with Pergola over, space for a wooden shed, outside water tap and security lights.



OTHER INFORMATION

EPC: AWAITING

TENURE: FREEHOLD

GROUND FLOOR
374 sq.ft. (34.7 sq.m.) approx.



1ST FLOOR
375 sq.ft. (34.8 sq.m.) approx.



TOTAL FLOOR AREA: 749 sq.ft. (69.5 sq.m.) approx.

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.
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