



Norman Road, Ripley, Derbyshire, DE5 3GN

Asking Price Of £139,950

- NEW TO THE MARKET WITH NO UPWARDS CHAIN - DETACHED TWO BEDROOM HOUSE SITUATED CLOSE TO AMENITIES WITH KITCHEN/DINER AND A LONG ENCLOSED REAR GARDEN - SMARTMOVE HOMES are delighted to bring to the market this excellent property in Ripley in need of modernisation briefly comprising of an entrance hallway, living room, kitchen/diner, rear hallway and bathroom to the ground floor. To the first floor landing there are two large double bedrooms, outside there is a long enclosed and private garden. To book a viewing please contact SMARTMOVE HOMES as soon as possible.



## Property Description

### GROUND FLOOR

#### ENTRANCE HALL

Door to side elevation, stairs leading up to first floor landing and door accessing storage cupboard under the stairs with an internal window, lighting and power.

#### LIVING ROOM

Double Window to front elevation with electric feature fireplace and central heating radiator.

#### KITCHEN/DINER

Fitted kitchen comprising of matching wall and base unit, work surface with inset sink and drainer, space for electric oven, space for tall fridge freezer and space and plumbing for washing machine. Window to rear elevation, vinyl floor and central heating radiator.

#### REAR ENTRANCE

Door to side elevation with power and lighting.

#### BATHROOM

Three piece suite comprising of fitted bath with shower over, pedestal wash basin and WC. Obscure window to side elevation and central heating radiator.

#### FIRST FLOOR LANDING

Central heating radiator mid way up the stairs, obscured window to side elevation and loft access.

#### MASTER BEDROOM

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





## BEDROOM TWO

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

## OUTSIDE

### REAR GARDEN

Enclosed and private rear garden with large patio seating area, laid lawn with planted borders and shrubs. Space for a shed and outdoor lighting and water tap.

### EPC / TENURE

EPC- AWAITING

TENURE- FREEHOLD



GROUND FLOOR  
372 sq.ft. (34.5 sq.m.) approx.

1ST FLOOR  
298 sq.ft. (27.7 sq.m.) approx.



TOTAL FLOOR AREA : 670 sq.ft. (62.2 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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1 High Street, Ripley,  
Derbyshire, DE5 3AA

[www.smartmovehomes.co.uk](http://www.smartmovehomes.co.uk)  
01773 570055  
[sales@smartmovehomes.co.uk](mailto:sales@smartmovehomes.co.uk)

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