



25 Priory Road

| Alfreton | DE55 7JT

Offers over £96,500

We are pleased to present this two-bedroom terraced property located in Priory Road, Alfreton.

The property consists of – Lounge, Kitchen, Two Bedrooms, extra loft space and a Bathroom.

This property offers well-proportioned accommodation and a good sized garden. It is situated close to major transport links such as the A38 and A61, local amenities and schools.

Call the office today to get a viewing!

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Lounge

11'10" x 11'8"

The well-spaced lounge features a built-in stone fire place with wood burning stove, a front aspect window, wooden floors and wall and ceiling beams.

Kitchen

15'2" x 11'10"

The kitchen is fitted with storage cupboards, an island counter, and built-in utilities, including an oven and hob

Loft Space

19'2" x 12'0"

Extra loft space could be used as a study or playroom

Bedroom

11'11" x 11'11"

This double bedroom features a front aspect window, carpeted flooring and built in storage space.

Bedroom

12'3" x 8'10"

This single bedroom offers a rear facing window and carpeted flooring. A staircase from here leads to the bedroom on the second floor.

Bathroom

8'11" x 4'7"

The bathroom is equipped with toilet, wash hand basin and bath facilities.

Garden

At the front of the property there is communal low brick garden walling and paving that leads to the front door. On street parking is available. The enclosed rear garden offers an area off lawn with the remainder covered in brick paving. There is a gate at the very back of the garden that provides exit to the property.



Priory Road, Alfreton, Derbyshire
Approximate Gross Internal Area
70 Sq M / 754 Sq Ft



Ground Floor First Floor Second Floor
Please note that the location of doors, windows and other items are approximate and the floorplan is to be used for illustrative purposes only. Unauthorised reproduction is prohibited.

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