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**2 Bed House - Terraced  
4 Chesterford Court, Littleover, Derby, DE23 3WY  
£875 Per Calendar Month  
Approx 678.13 sq ft**



- Neutral Decor
- Driveway Parking
- Kitchen/Diner
- Gas Central Heating

Nestled in the charming area of Chesterford Court, Littleover, this delightful terraced house offers a perfect blend of comfort and convenience. Built in 1996, the property spans an inviting 678 square feet, making it an ideal choice for first-time buyers, small families, or those seeking a low-maintenance home.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The house features two well-proportioned bedrooms, ensuring ample space for rest and privacy. The bathroom is thoughtfully designed, catering to all your daily needs.

One of the standout features of this property is the driveway parking, providing ease and accessibility for you and your guests. The rear garden offers a lovely outdoor space, ideal for enjoying sunny days, gardening, or simply unwinding in a tranquil setting.

Situated close to the A50 and A38, this home boasts excellent transport links, making commuting a breeze. Additionally, the property is within walking distance to local shops, ensuring that all your daily necessities are just a short stroll away.

In summary, this terraced house in Littleover presents a wonderful opportunity to own a modern home in a desirable location. With its practical layout, convenient amenities, and lovely outdoor space, it is sure to appeal to a variety of buyers. Do not miss the chance to make this charming property your own.

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None of the services or appliances to the property have been tested and any prospective purchasers should satisfy themselves as to their adequacy prior to committing themselves to purchase.



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### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	74	79
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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