



**To Let: £540.22 Monthly Per
Person**

**Markeaton Street, , Derby,
32-markeaton-street, DE1 1DW**

- Furnished
- Six Bedrooms
- Spacious property
- Four En-Suite Bedrooms
- Newly Fitted Kitchen
- Three Storey House

About The Property

****STUDENT PROPERTIES**** Blue I Properties are pleased to have a beautifully renovated house, with 6 individual bedrooms in a 3 storey student town house. The property comprises 4 large double bedrooms with en-suites & 2 spacious double bedrooms with shared bathroom facilities. Newly fitted modern kitchen with ample storage space with double door american fridge freezer, dining area and patio doors leading to secure rear garden. Separate lounge with comfortable sofa's and wall mounted flat screen television. Inclusive Rent including:- Gas, Electric, Water, Internet & TV Licence. Double en-suite bedrooms @ £554.67 pppcm x 4 rooms. Double bedrooms with shared bathroom @ £511.33 pppcm x 2 rooms. Deposit one month's rent per person. Available 15th July 2024. Managed by Blue i, Prop Ref: Prop-1522 University Quarter.

Room Details

Bedroom One

Spacious room with new neutral furniture, comfortable bed, newly fitted carpet, modern decoration, blinds to the window, door leading to the en-suite with has a large shower cubicle, hand wash basin with vanity cupboard below and toilet.

Hall

Hall way leading to the ground floor bedroom, lounge & stairs up to the first floor

Kitchen / Diner

Newly fitted modern spacious kitchen with BRAND NEW appliances throughout, this kitchen offers heaps of storage space combined with lots of food preparation space. At the far end of the kitchen there is a dining table giving space for the tenants to dining together with patio doors leading onto the garden. The patio doors allow natural light to come flooding through into the kitchen / diner.

Lounge

Large spacious room giving plenty of space for everyone to sit together whilst gathering around the wall mount flat screen television, very modernly decorated with blue accent colours.

Bedroom Four

Located at the front of the property on the first floor being the largest in the





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

Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92-)	A		
(81-91)	B		
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<i>Not environmentally friendly - higher CO₂ emissions</i>			
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FEE'S:-

- Student, Professional & Families
 - No administration fee's
 - No setup fee's
 - No referencing fee's
 - No guarantor fee's
 - One months rent as a deposit for students
 - 5 weeks rent as a deposit for professionals & families
 - One months rent in advance
- Please note we can not guarantee the complete accuracy of all the information in our marketing material. There maybe some errors, so please