



## 31 Castleward Court, Trinity Walk

Derby, Derbyshire, DE1 2JY

**£1,050 Per Calendar Month**

New to the market is this executive two bedroom modern 4th floor apartment in the centre of Derby, in the popular Castleward development. The property briefly comprises of; two double bedrooms one with en suite, spacious lounge kitchen. Modern three-piece bathroom. Part Furnished. EPC B, AVAILABLE FROM 6th January 2025.

- Modern 4th Floor Apartment
- Gas Central Heating
- Family Bathroom & En-suite
- Part Furnished
- Lift to all floors
- City Centre living

### Viewing

Please contact our Scargill Mann & Co Residential Lettings Office on 01332 206620 if you wish to arrange a viewing appointment for this property or require further information.



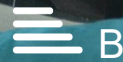
2



2



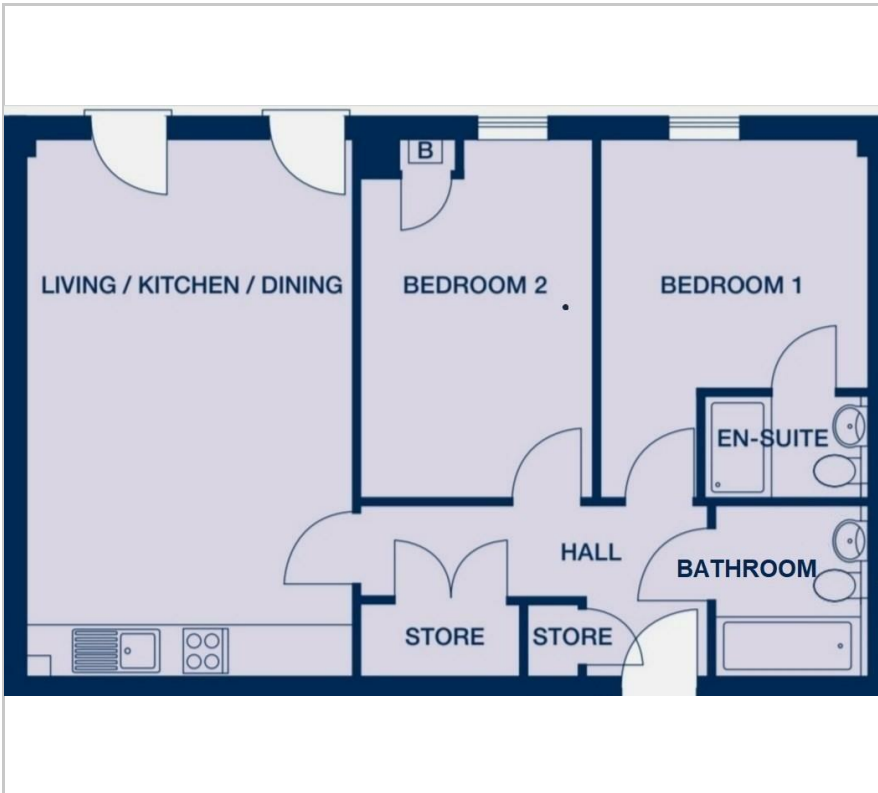
1



B



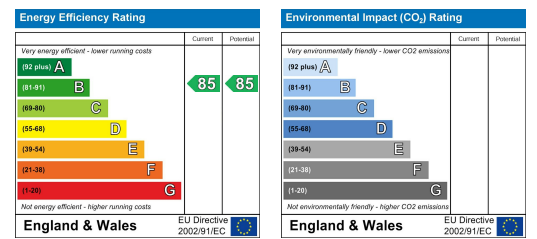
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.