



## 84 Curzon Street

, Derby, DE1 1LP

**£595 Per Calendar Month**

A spacious ground floor apartment situated within close proximity to Derby City Centre. State of the art panel heating and sealed unit double glazing. Reception hallway within intercom system, living room, separate bedroom, fitted kitchen and a well fitted shower room. £595 PCM without car parking, £645 PCM with car parking. No smokers, Single tenants only. EPC Rating D. Available from 17th April 2025.

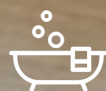
- Sealed unit double glazing
- Reception hallway
- Living room
- Separate bedroom
- Fitted kitchen
- Double bedroom
- Shower room
- Single tenants only
- State of the art panel heating

### 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.



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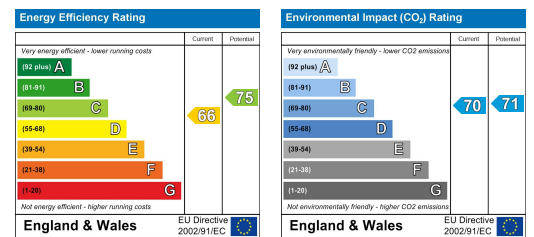
## Floor Plan



## Area Map



## Energy Efficiency Graph



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