



20 YORK STREET DERBY, DE1 1FZ

£135 PER WEEK

** ENSUITE PROPERTY ** STUDENTS FOR 2026/26, SECURE TODAY**The SLS are excited to present this NEWLY REFURBSIHED, fully furnished student house! This SPACIOUS three-bedroom home is ideal for groups, offering a GREAT location being walking distance to the university, city center, and local bars.

Key Features:

- Three spacious double bedrooms, ONE WITH A MODERN EN-SUITE BATHROOM. Making getting ready in the morning easy!
- Fully furnished with a comfortable double bed, ample wardrobe space, drawers, and a study desk, all finished to a high standard.
- A modern open-plan living area, complete with a TV – perfect for socializing.
- A fully equipped kitchen with high-quality appliances, ample storage, and a sleek modern design – ideal for cooking and entertaining.
- Prime location, just minutes from Derby Uni, with bars and local shops only a street away.

This property has just hit the market and won't be around for long!


**THE
STUDENT LETTING
SPECIALIST**



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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