



## 2 Bed Flat/Apartment

Apartment 4 Meadow Reach, Duffield DE56 4HT  
£925 Per Calendar Month



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**Fletcher  
& Company**

[www.fletcherandcompany.co.uk](http://www.fletcherandcompany.co.uk)

- Exclusive Gated Development
- Close to Duffield Village Amenities
- Spacious Living/Kitchen/Dining Area
- Master Bedroom with Dressing Room & En-Suite Wet Room
- Two Bedrooms
- Fitted Kitchen
- Under Floor Heating
- Council Tax Band C
- One Allocated Parking Space
- Available Mid February 2026

Fletcher and Company are delighted to offer a Two Bedroom Apartment, which was formerly the Show Apartment at the prestigious development of Station Meadow View.

In brief, the apartment consists of: Spacious Living/Dining/Kitchen area. The Kitchen is fitted with cream gloss base cupboards, drawers and wall units and fitted appliances consist of oven, hob, with extractor over, integrated dishwasher and an integrated fridge and freezer. Utility store with space for a washing machine and tumble drier. The master bedroom has a fitted dressing room and an en-suite Wet Room. Bedroom Two offers an equally spacious double room. Luxurious Family Bathroom. The apartment is heated by gas-fired underfloor heating to all rooms.

Located in an extremely convenient location a moments walk from the amenities of Duffield Village, with its array shops, cafes, restaurants, churches and next to the railway station, including the Derwent Valley Steam Train line.

Apartment 4 has one allocated parking space. Please note: Visitors spaces at the development are for occasional visitors only and may not be used for an additional car owned by the tenant(s)

\*Available Mid February 2026 \* No pets allowed in the complex \* No Smokers

#### Station Meadow View

Station Meadow View is a very desirable gated environment located in the centre of Duffield Village. Comprising twenty four two bedroom apartments within private landscaped grounds, with individual car parking space. Each apartment has underfloor gas fired central heating, two double bedrooms, ensuite wet room to the Master Bedroom and a Family Bathroom.

## Entrance

The Entrance Hallway is approached via a secure dual door entry system. The tiled Entrance Hallway leads to the private front door to each apartment. There is also lift access to the first floor and above.



## Private Front Door

Private Front Door leading through to 'L' shaped hallway fitted with wooden flooring with underfloor heating. Door to:

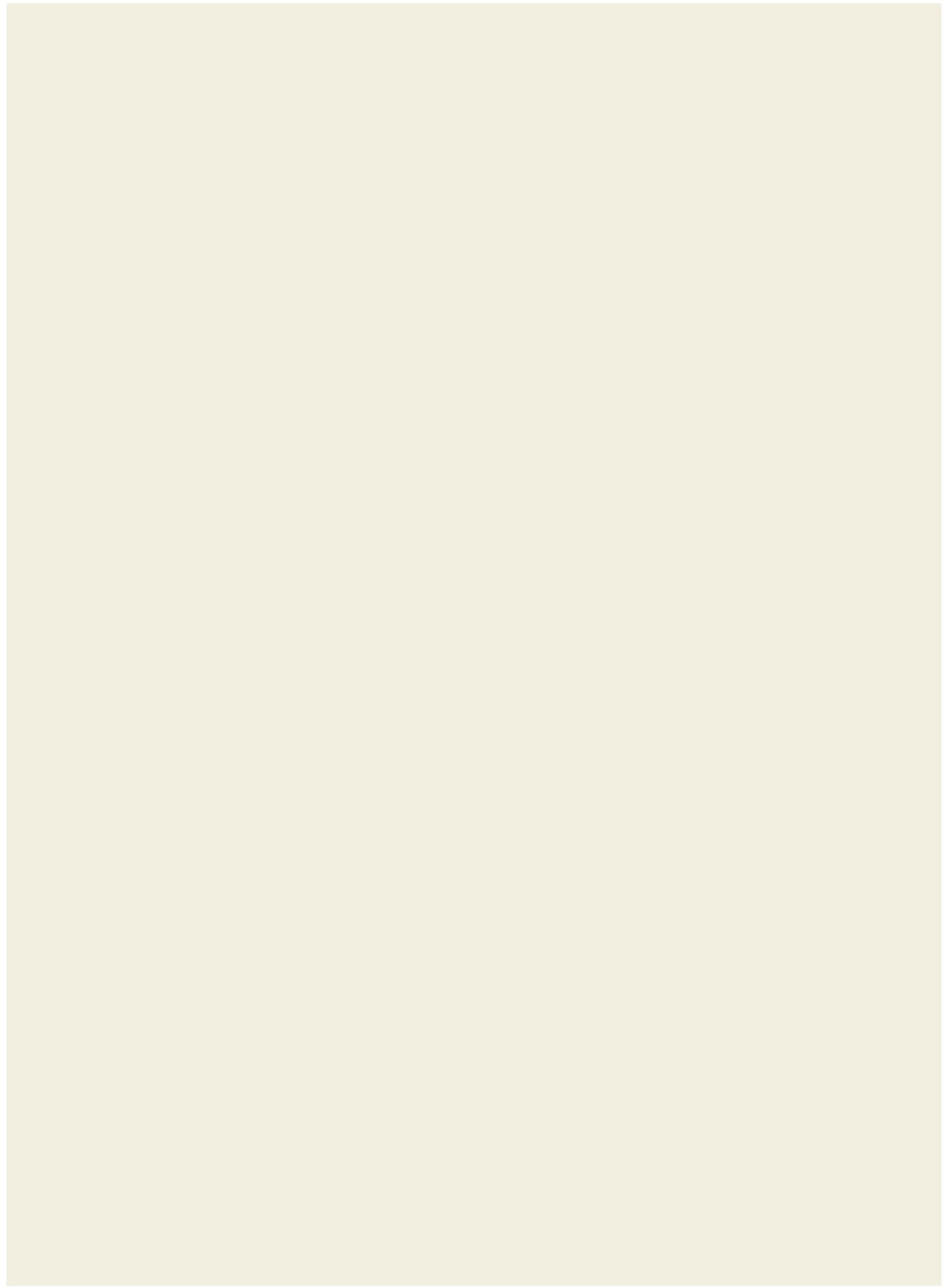
## Utility Store

Double door access to the utility store fitted with an automatic washing machine/tumble drier. Plenty of storage suitable for laundry and laundry products. Power light and extractor unit.

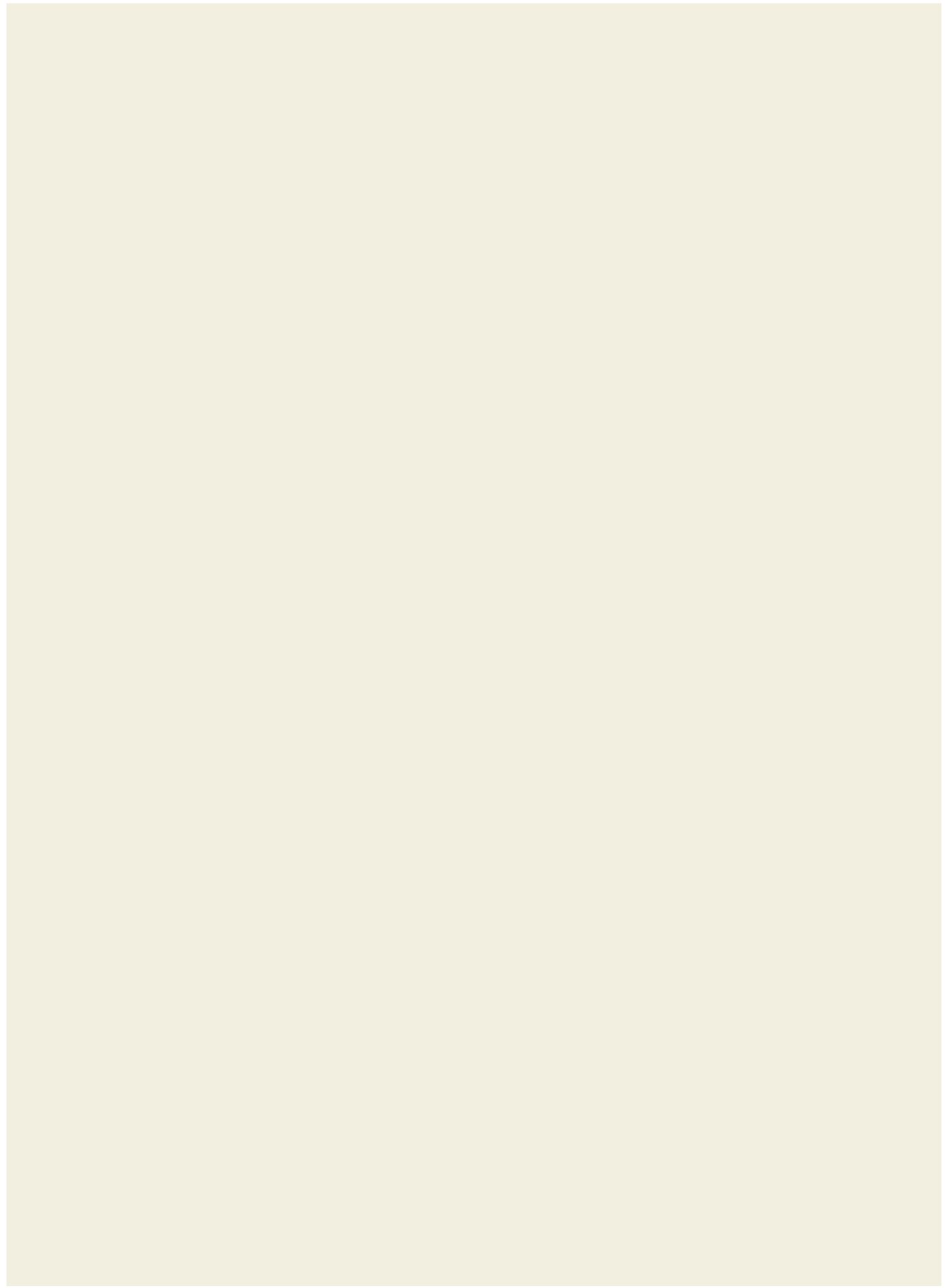
## Walk-In Storage Room/Study

5'6" x 5'6" (1.68m x 1.68m)

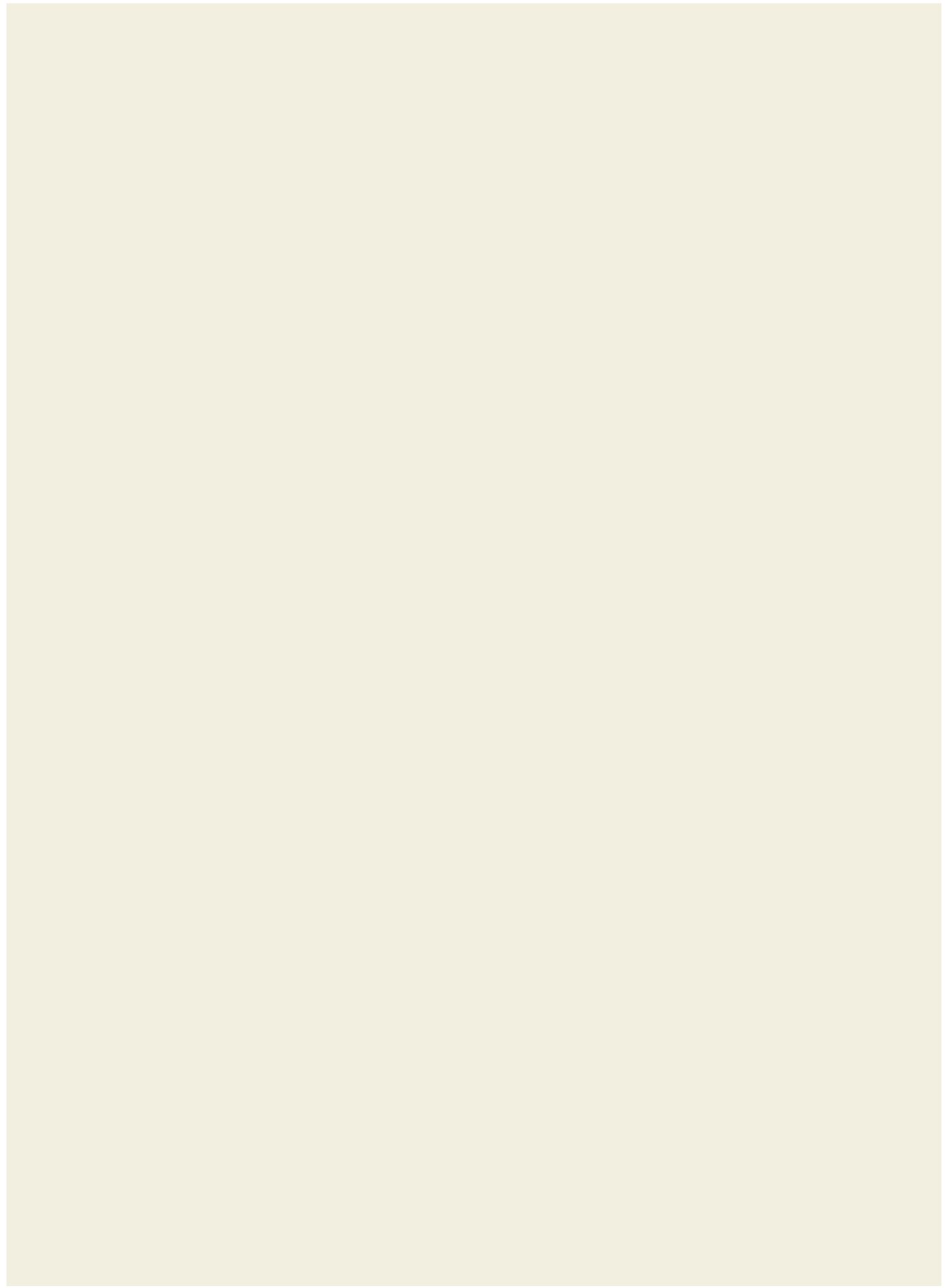
Useful additional storage or for use as a study area.



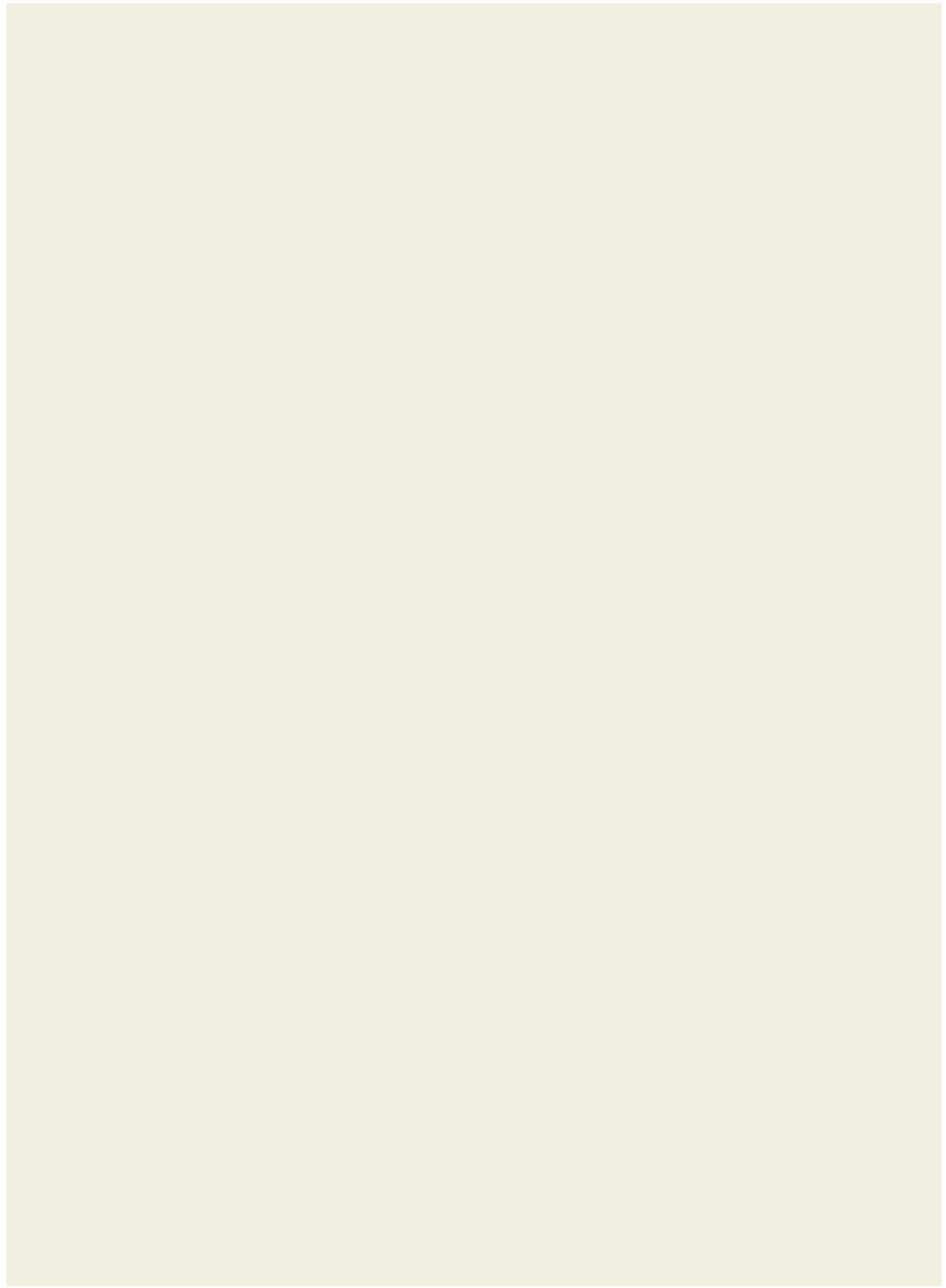
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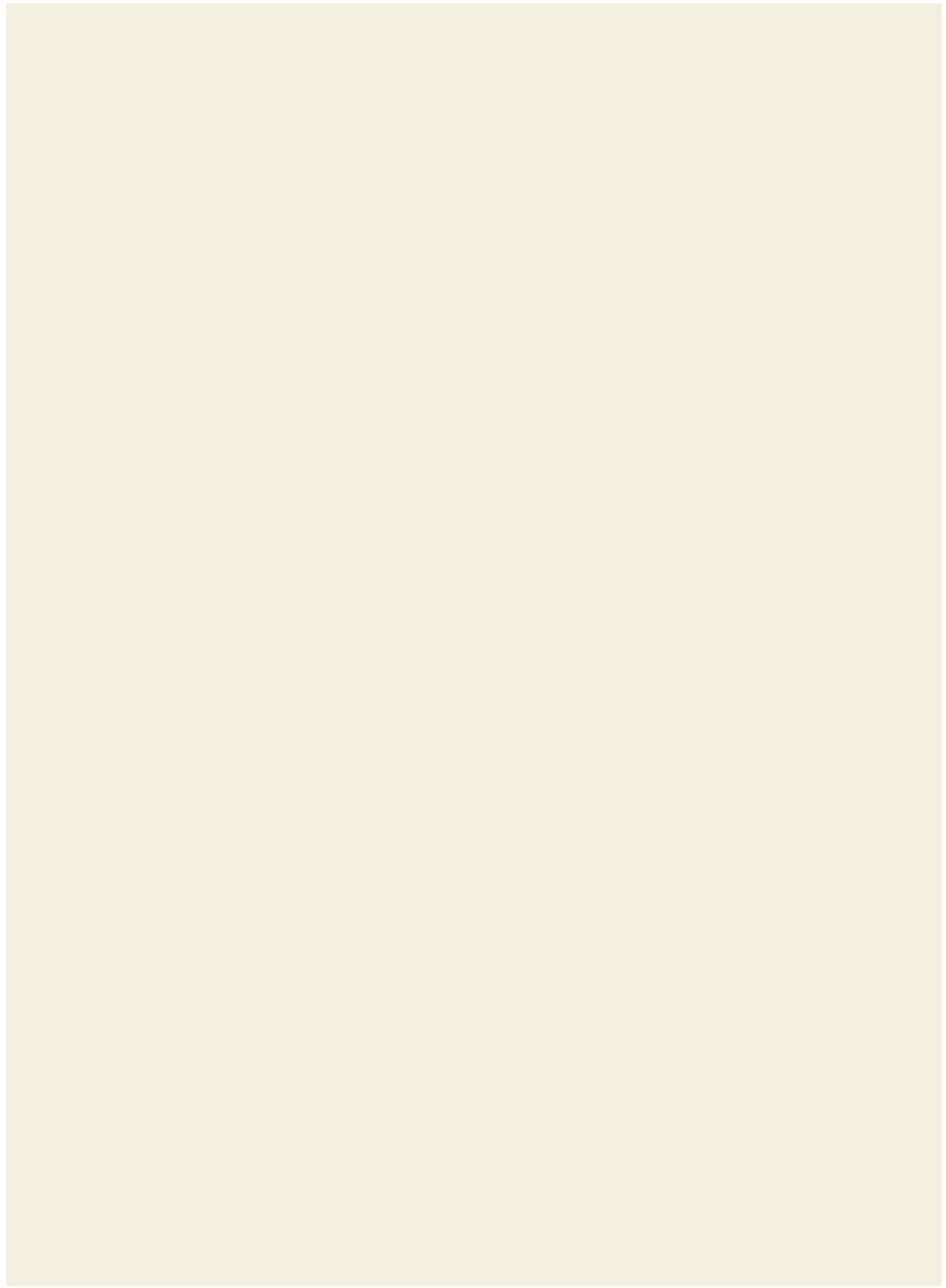
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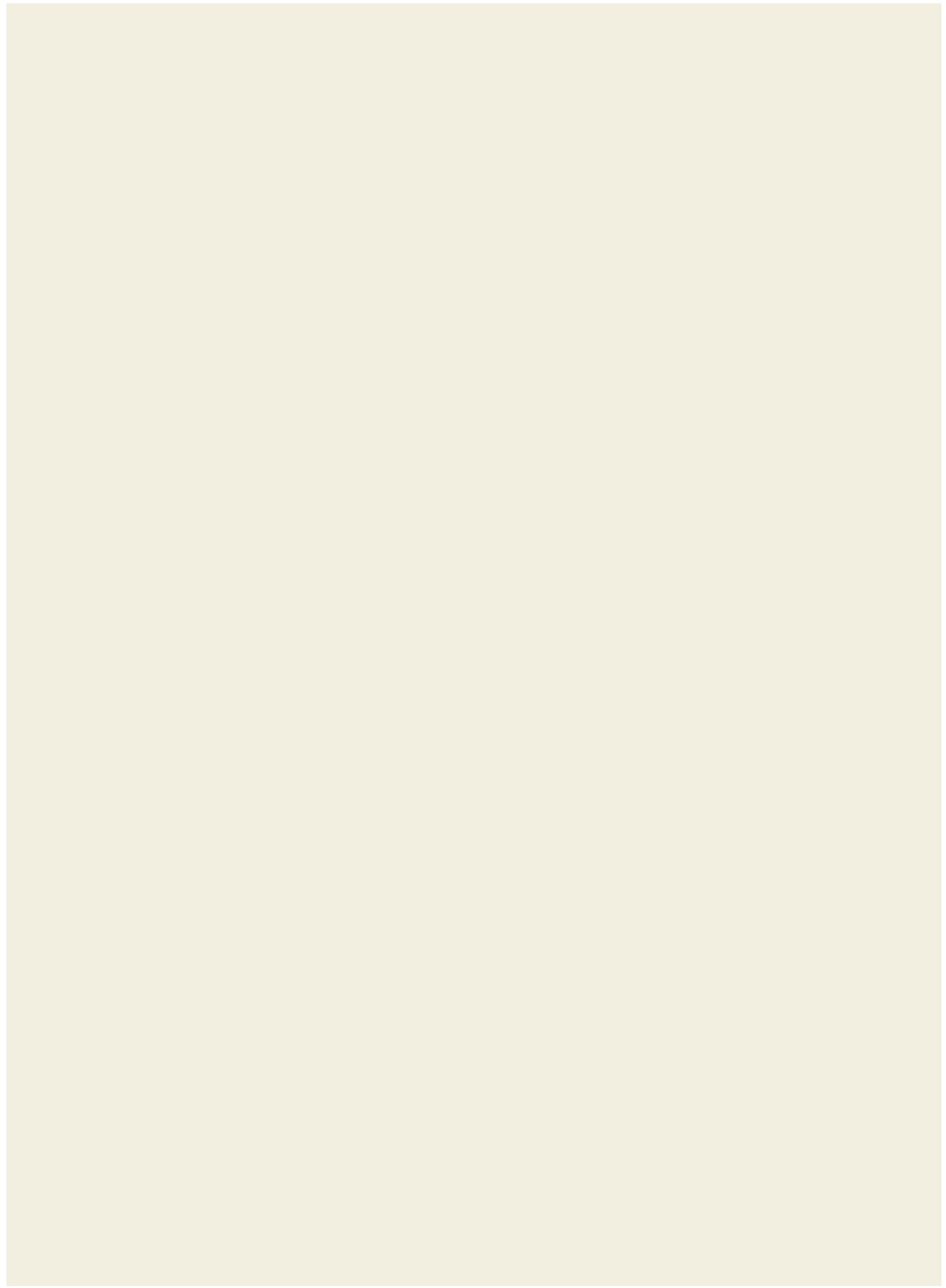
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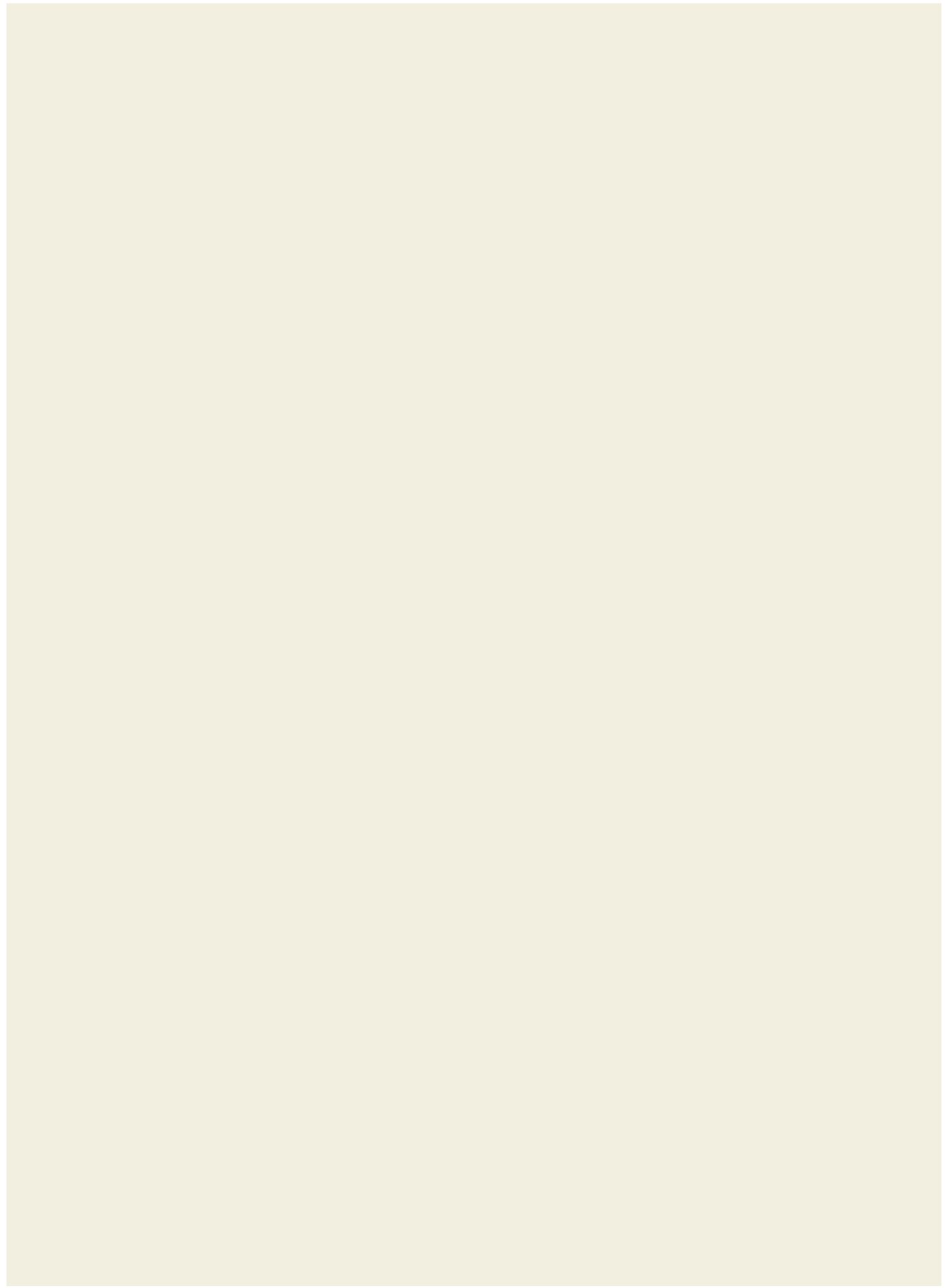
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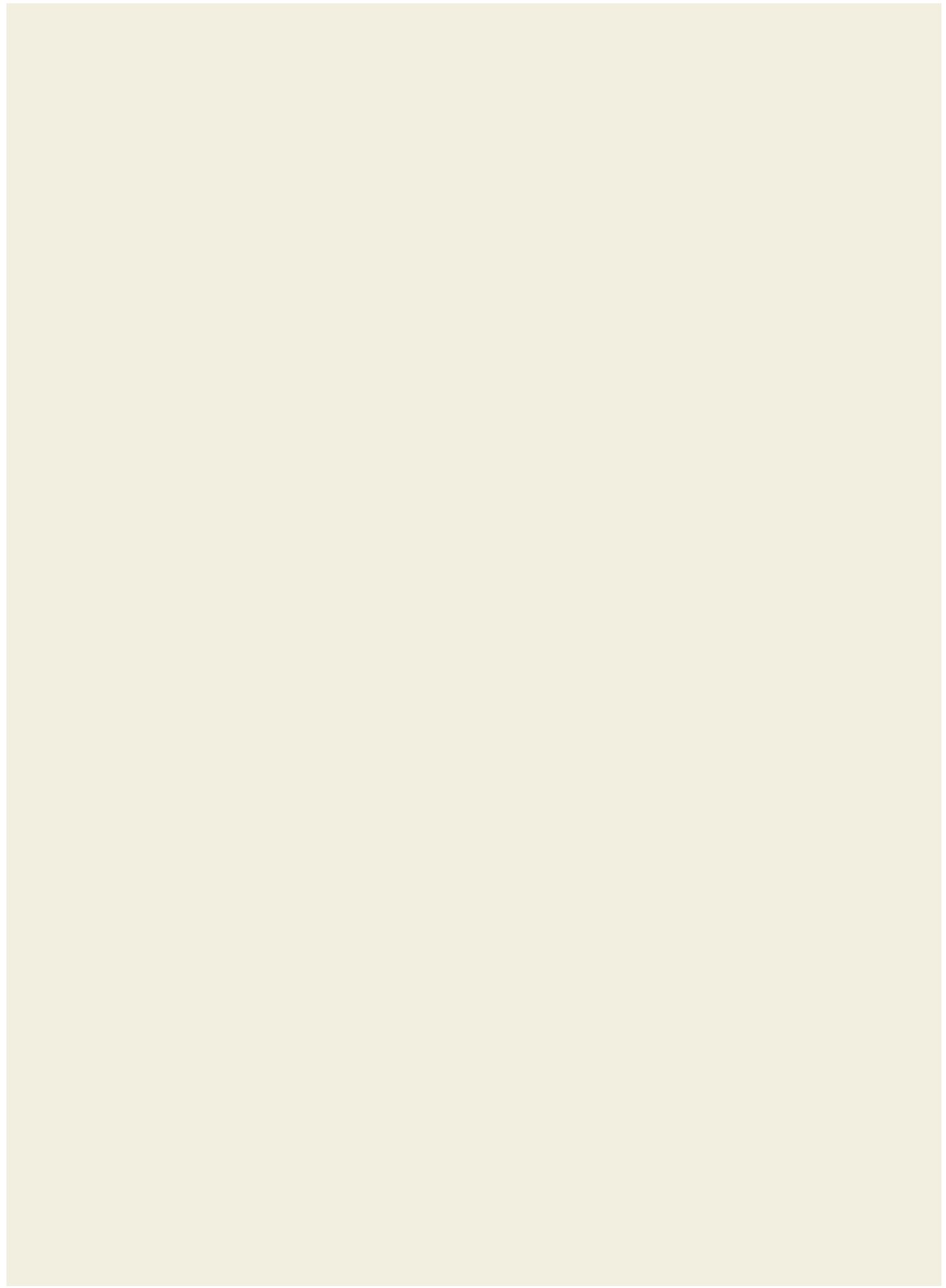
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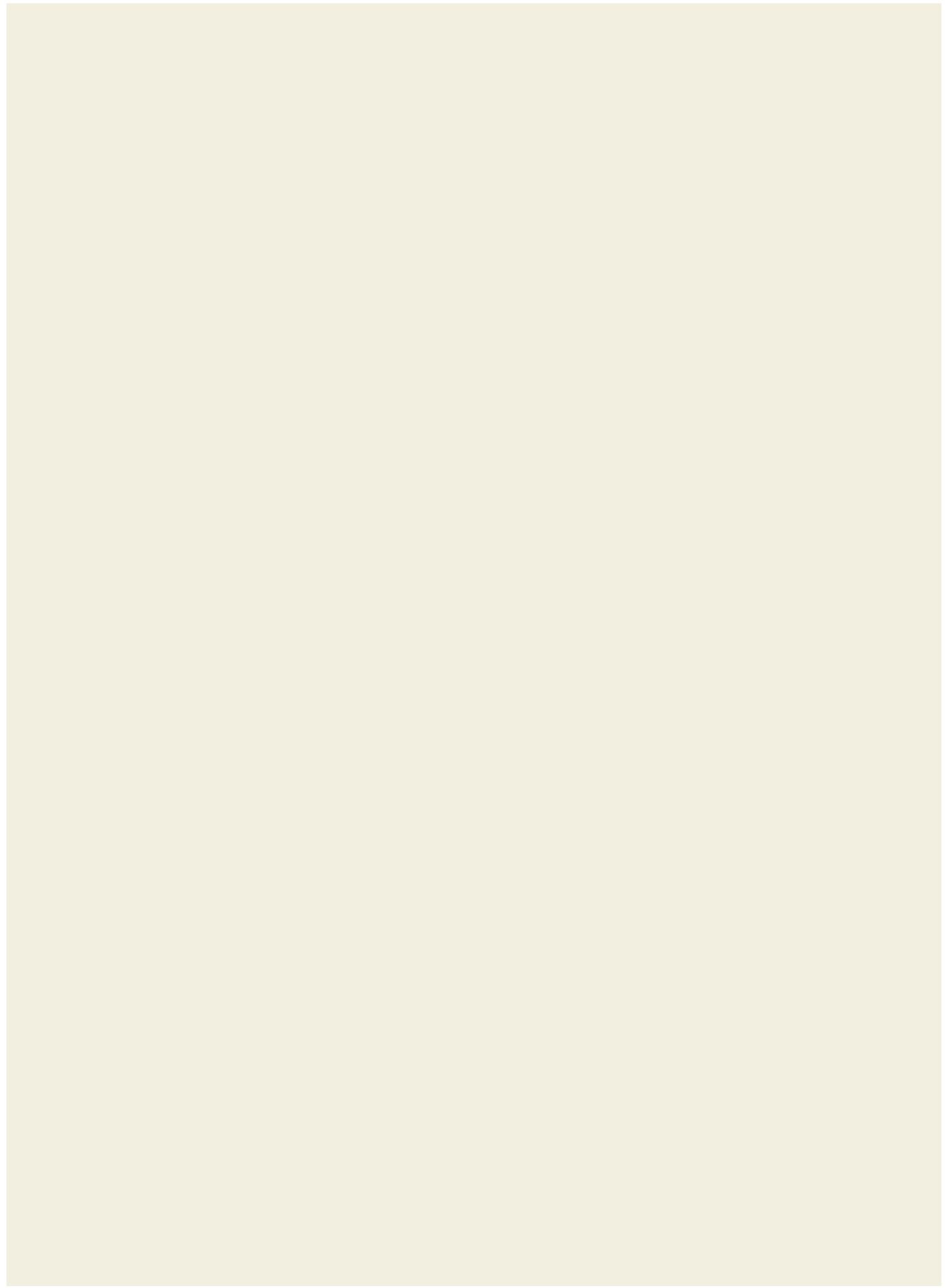
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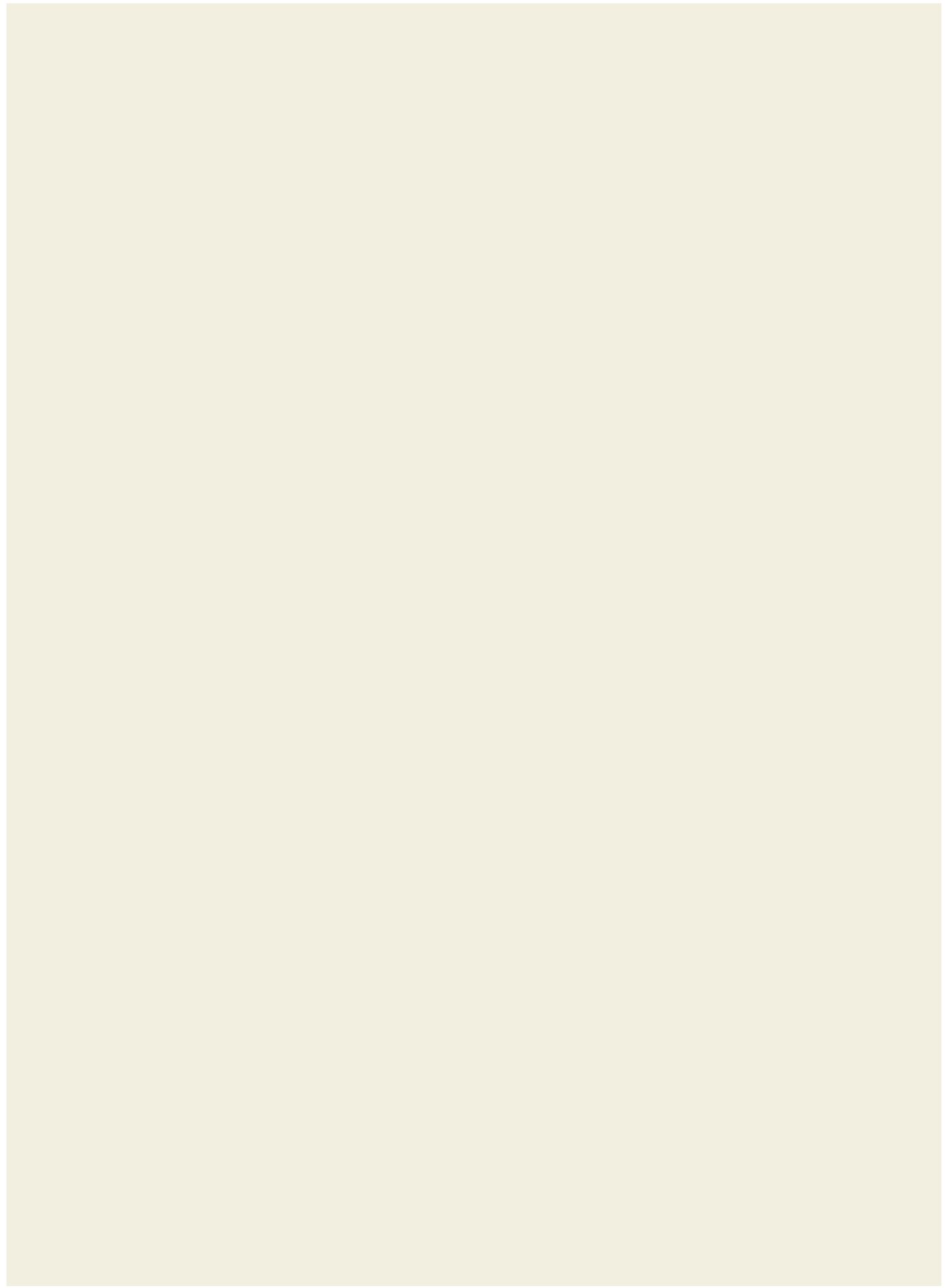
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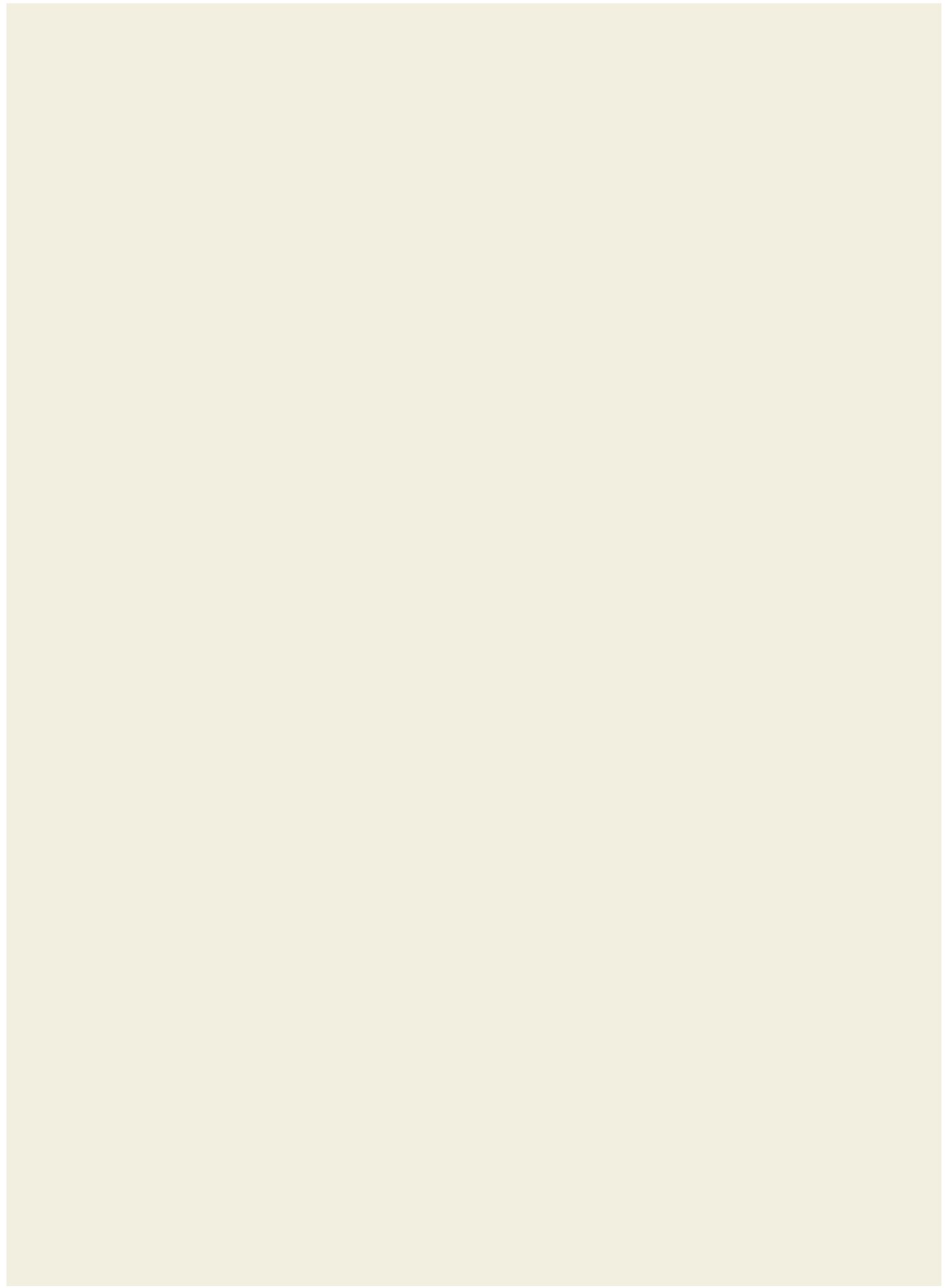
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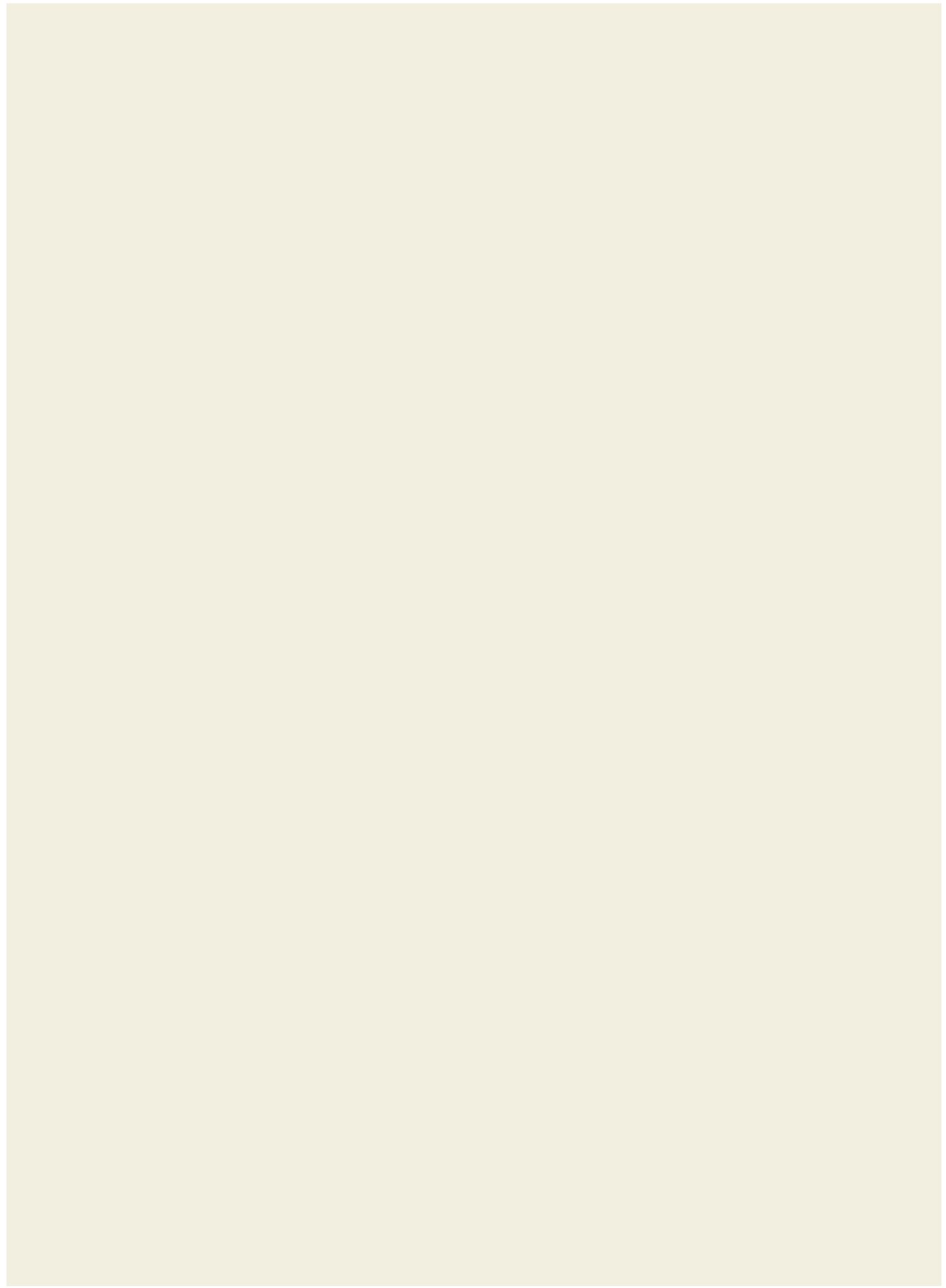
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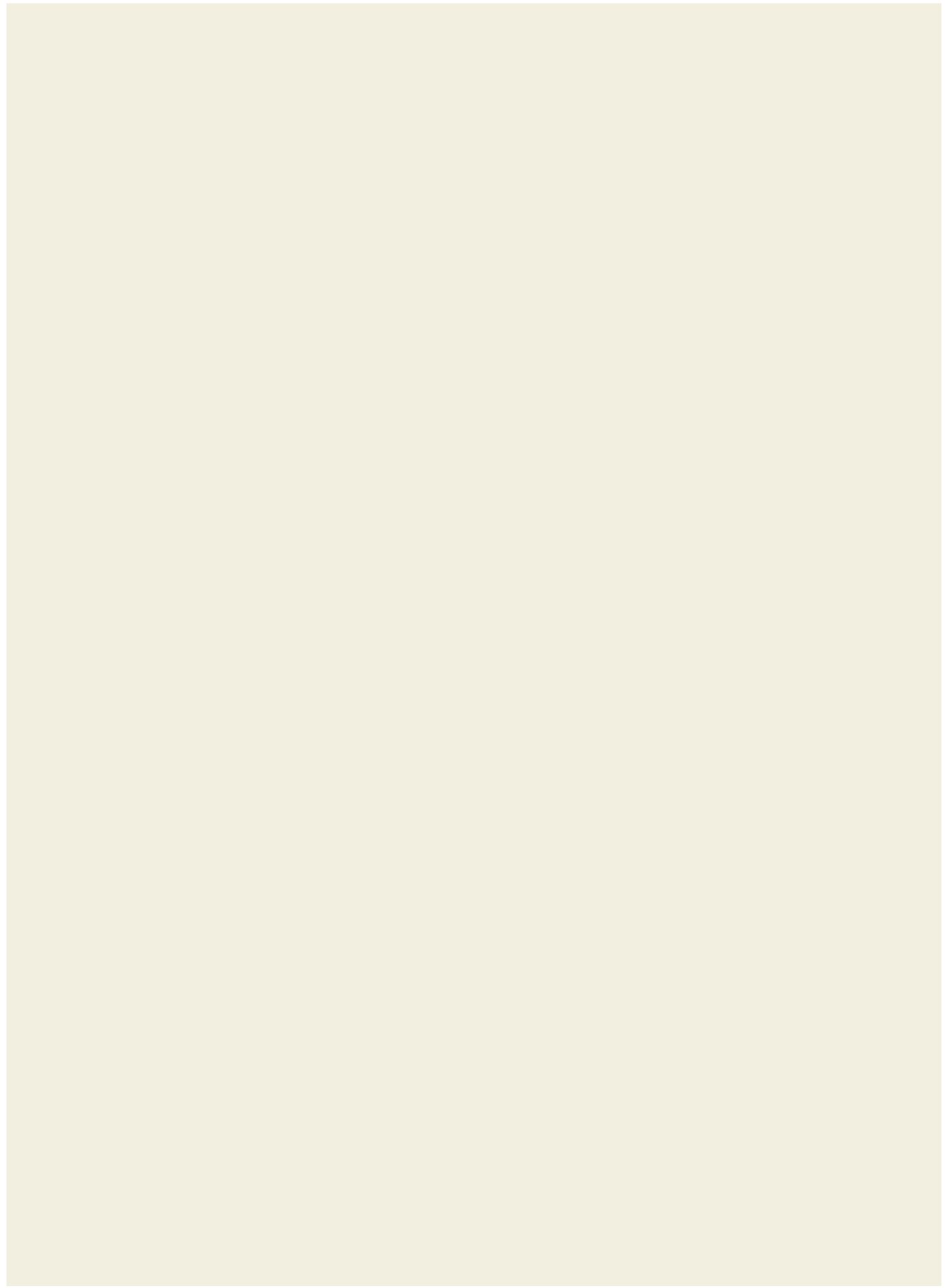
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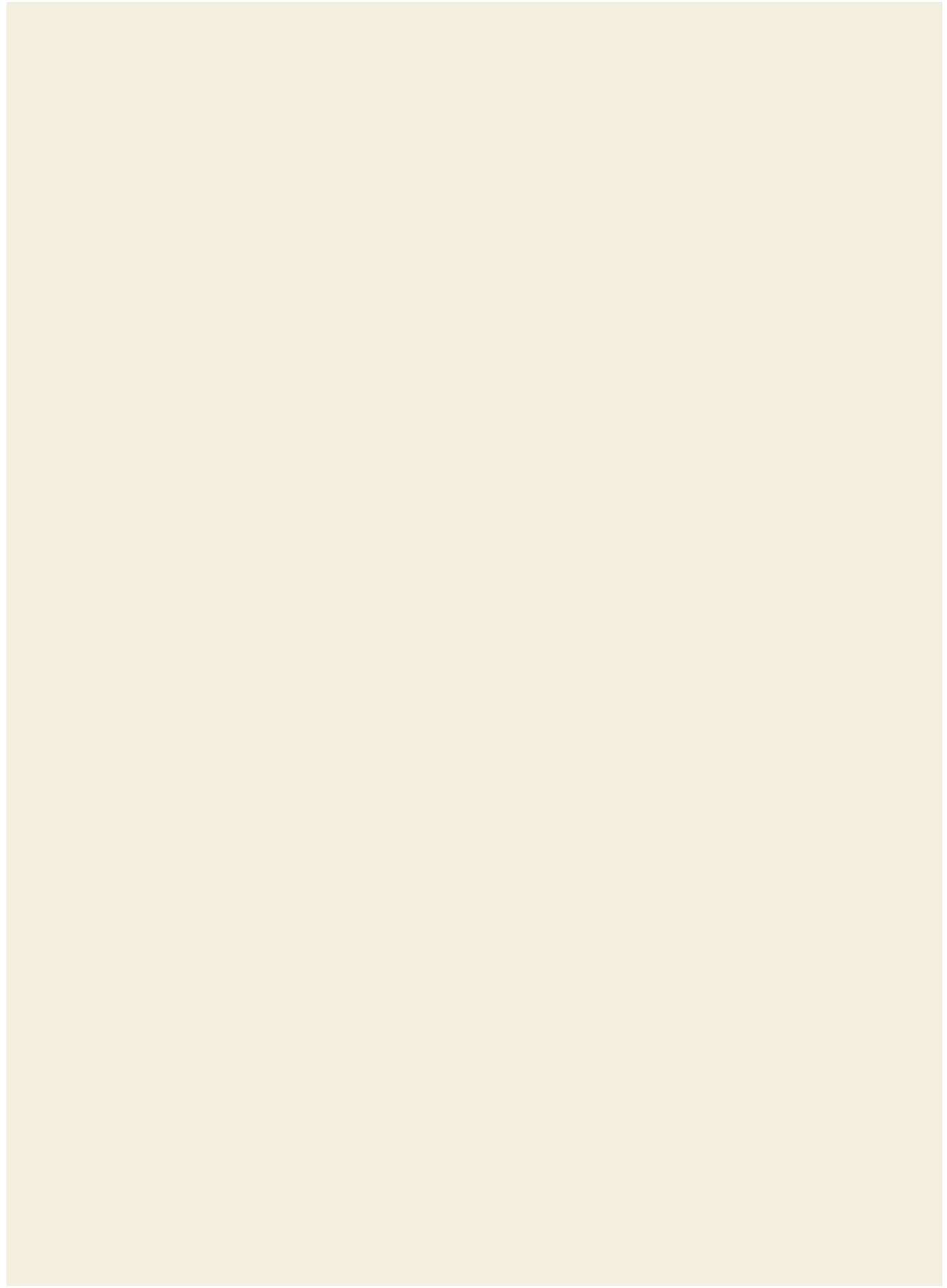
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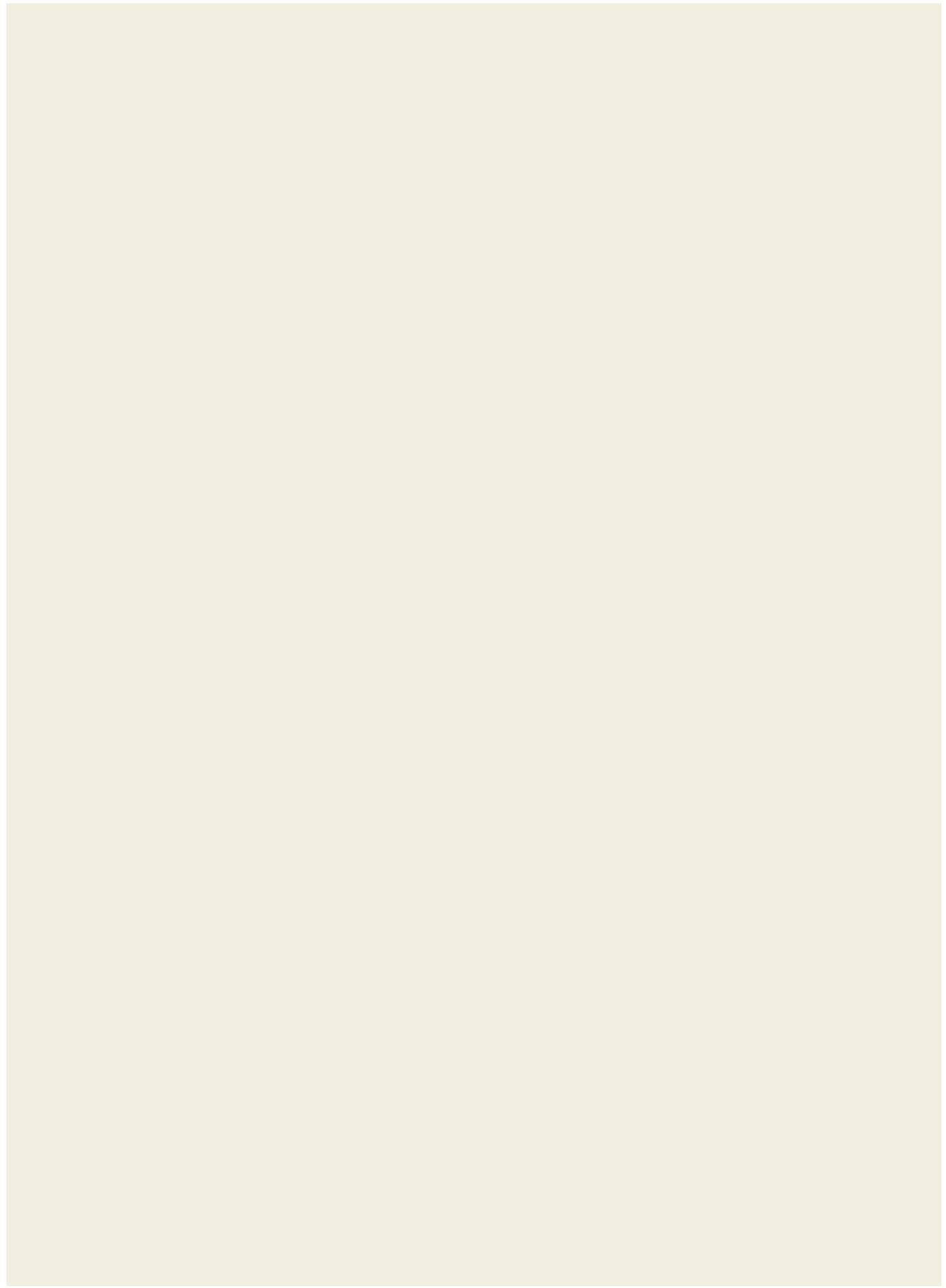
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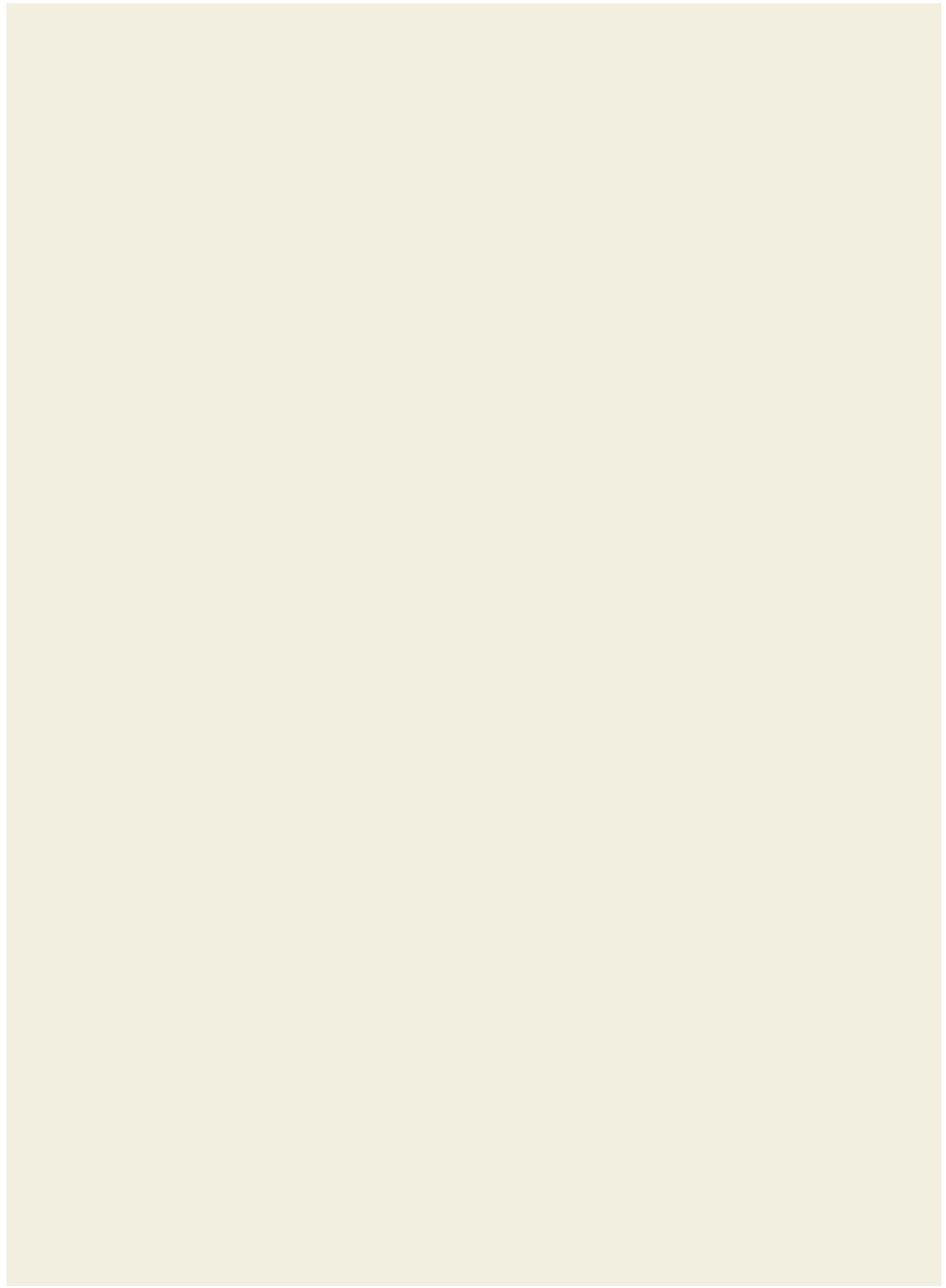
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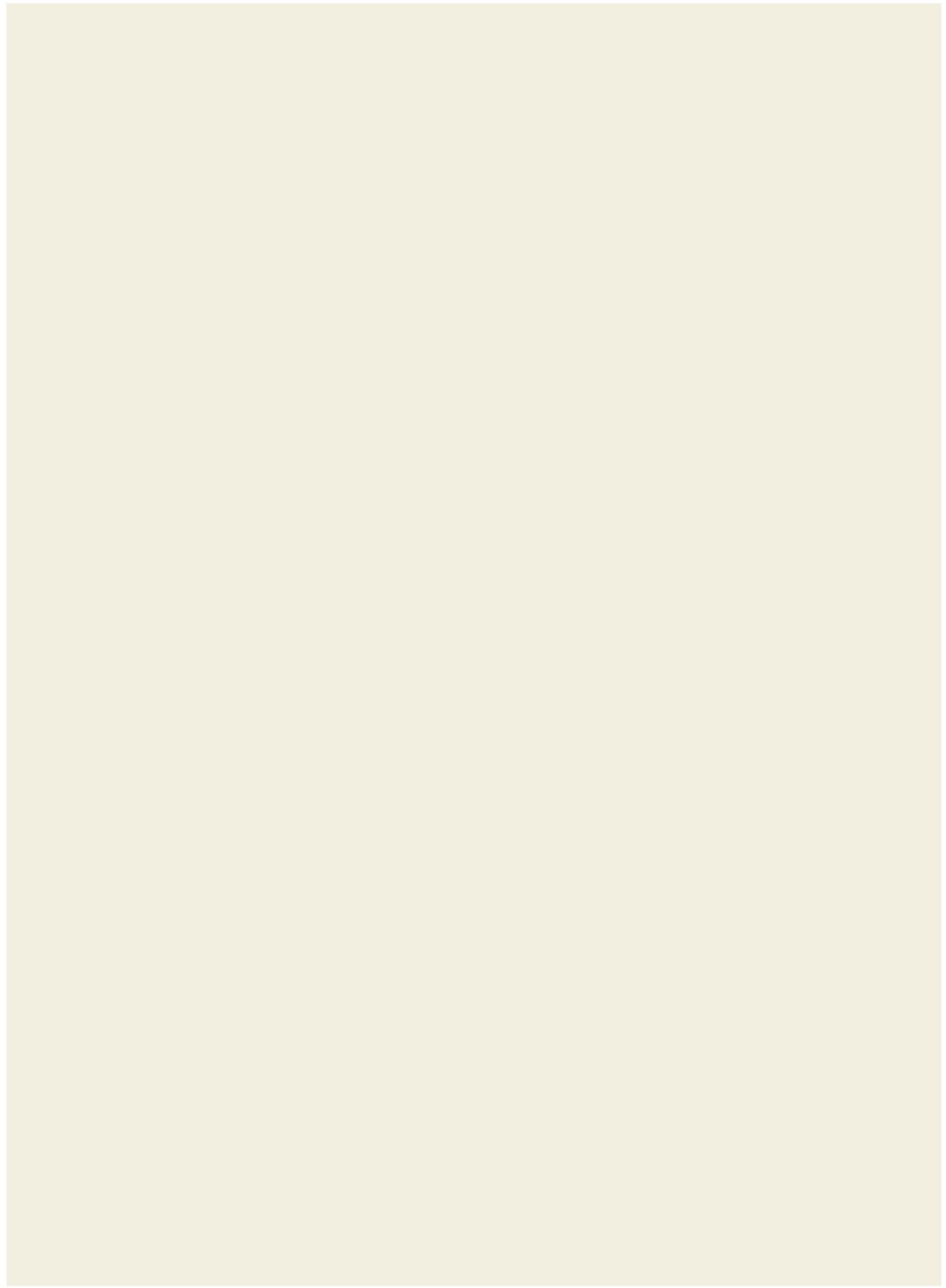
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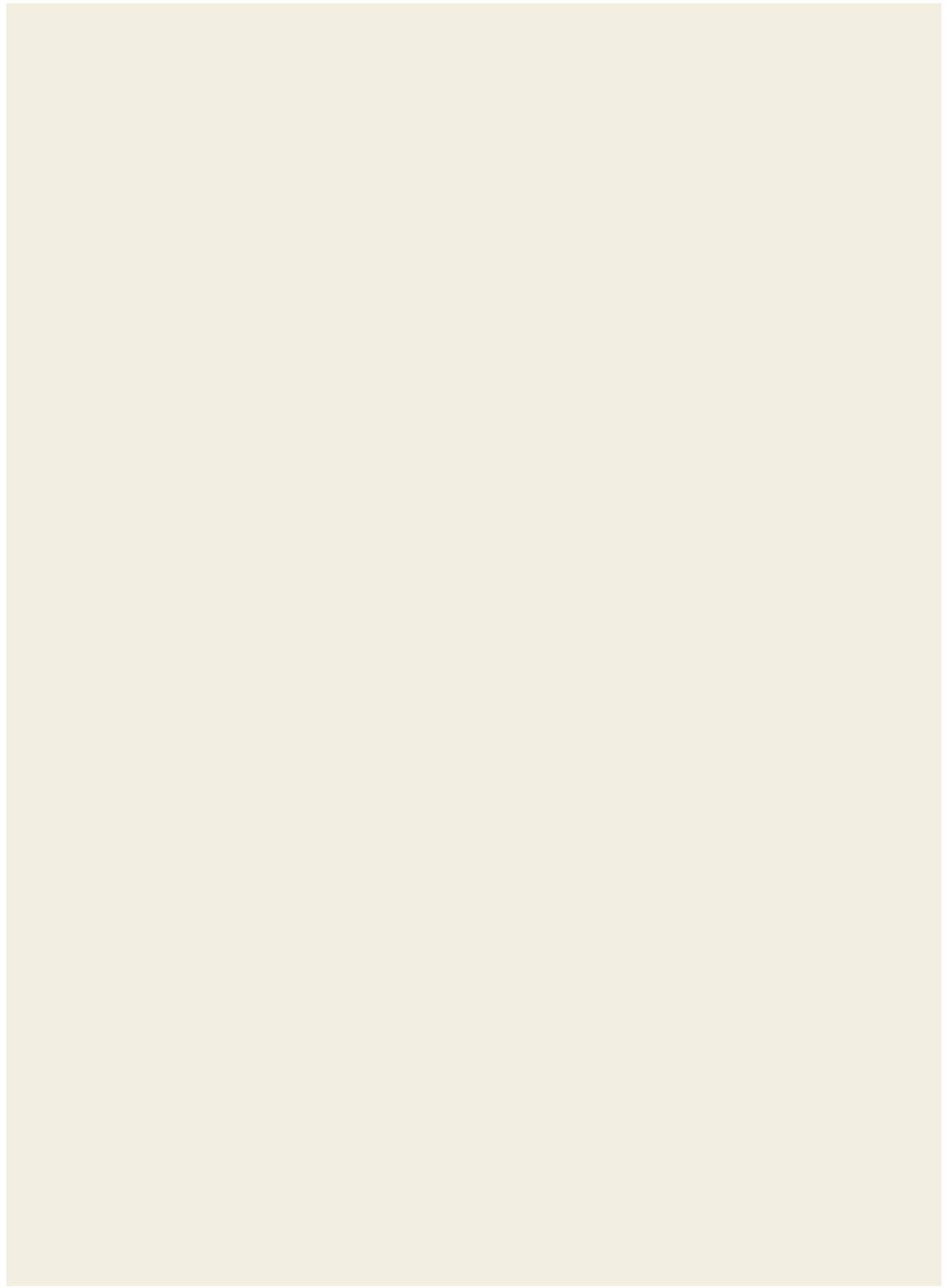
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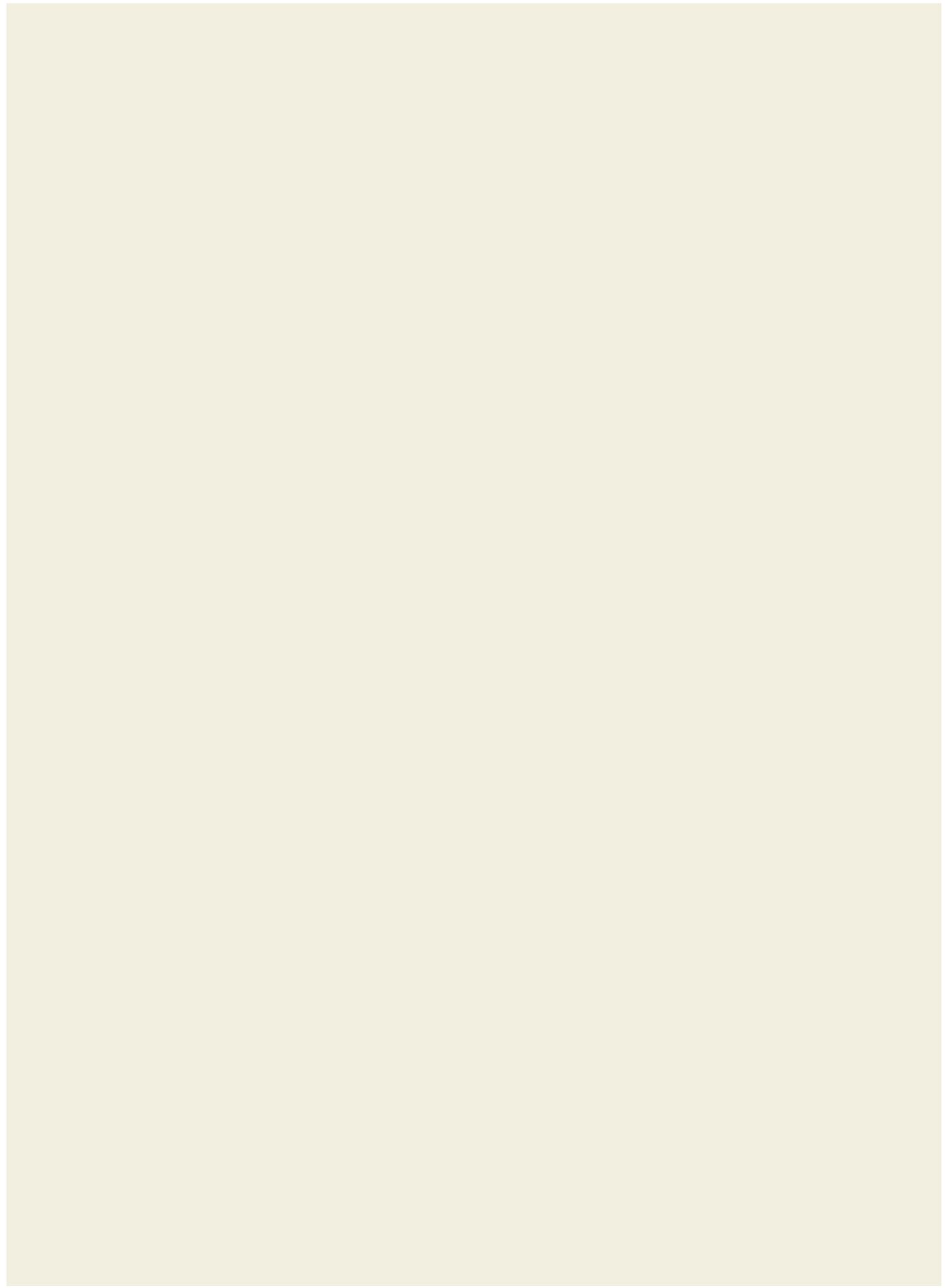
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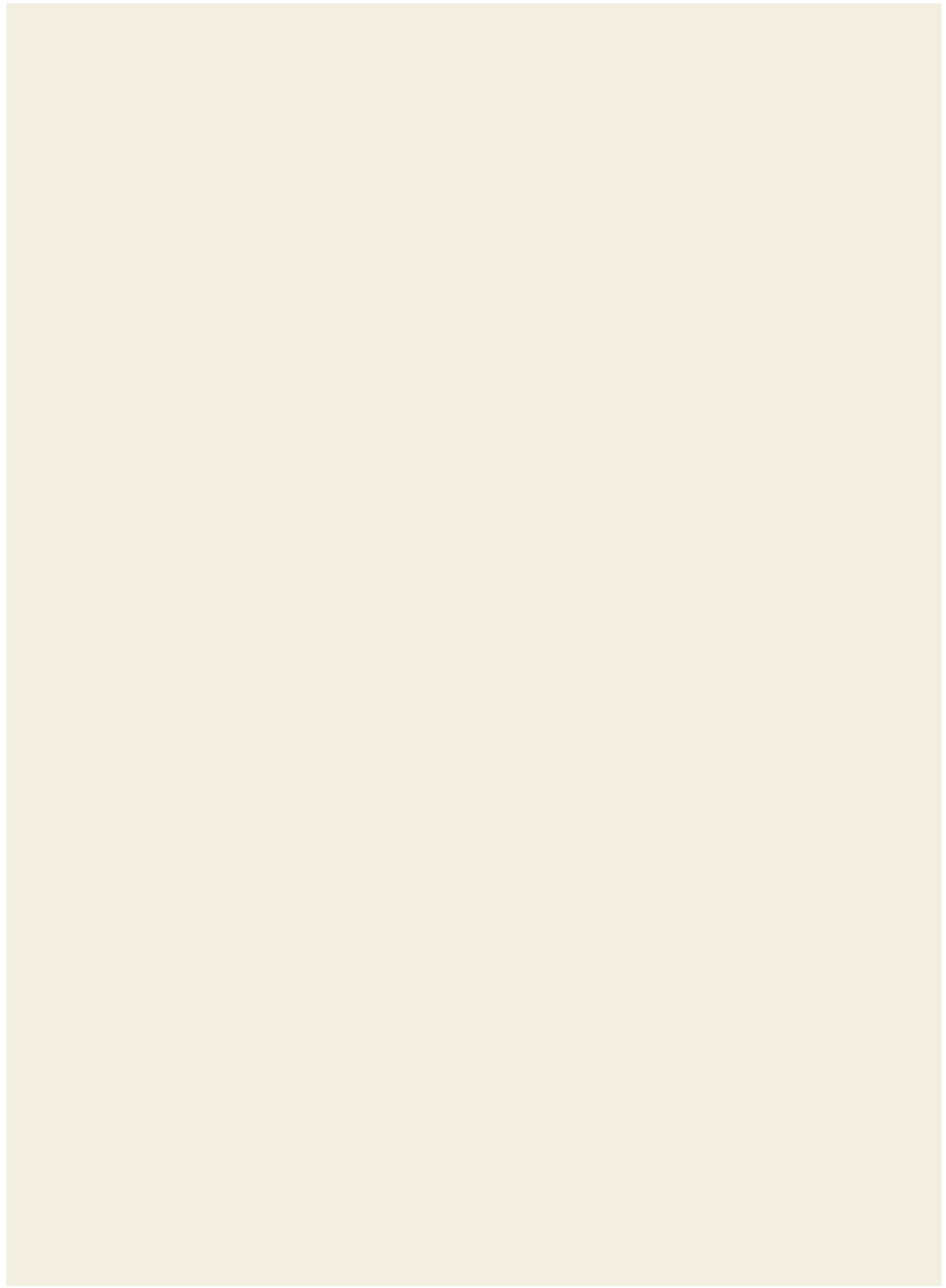
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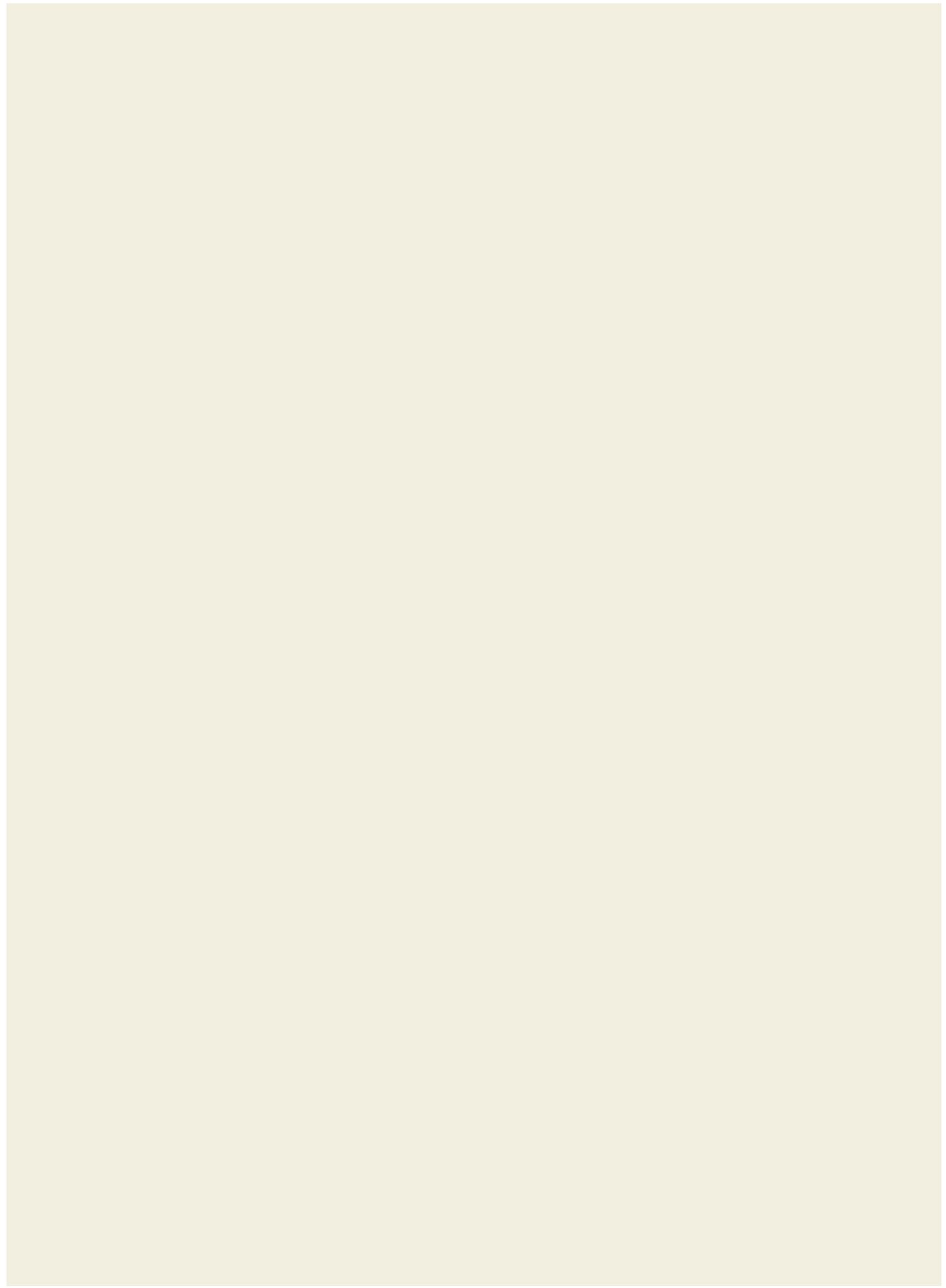
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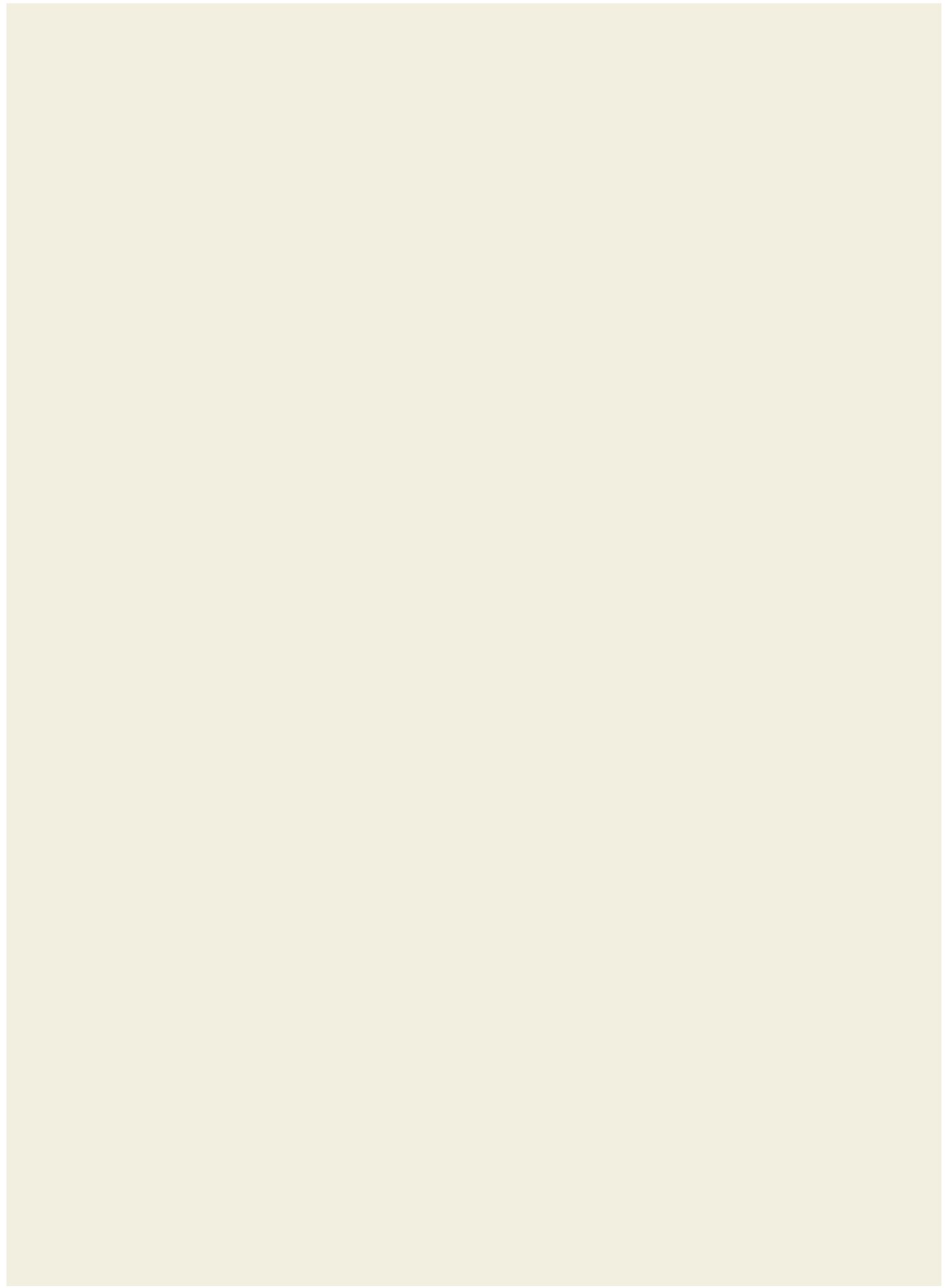
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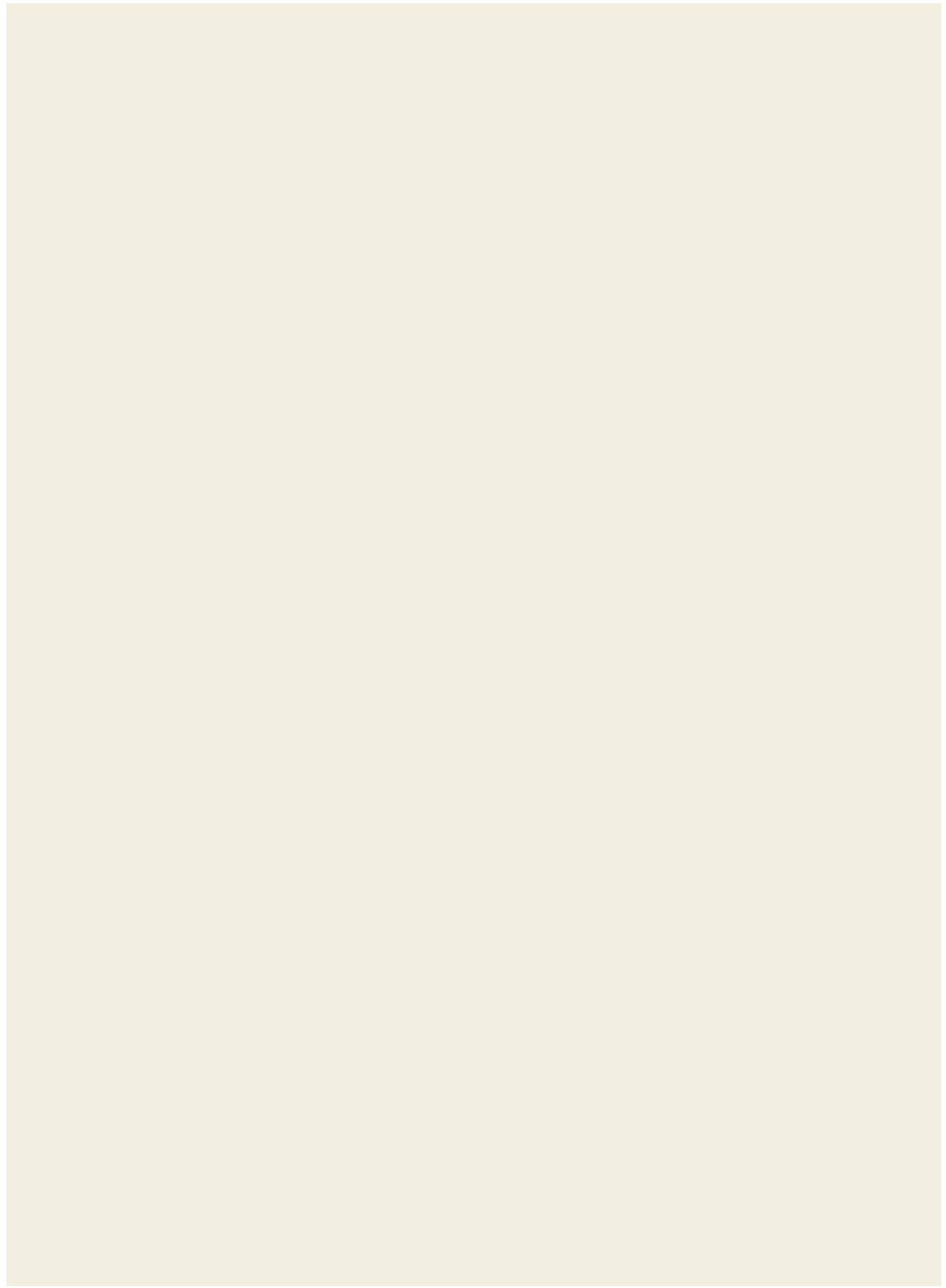
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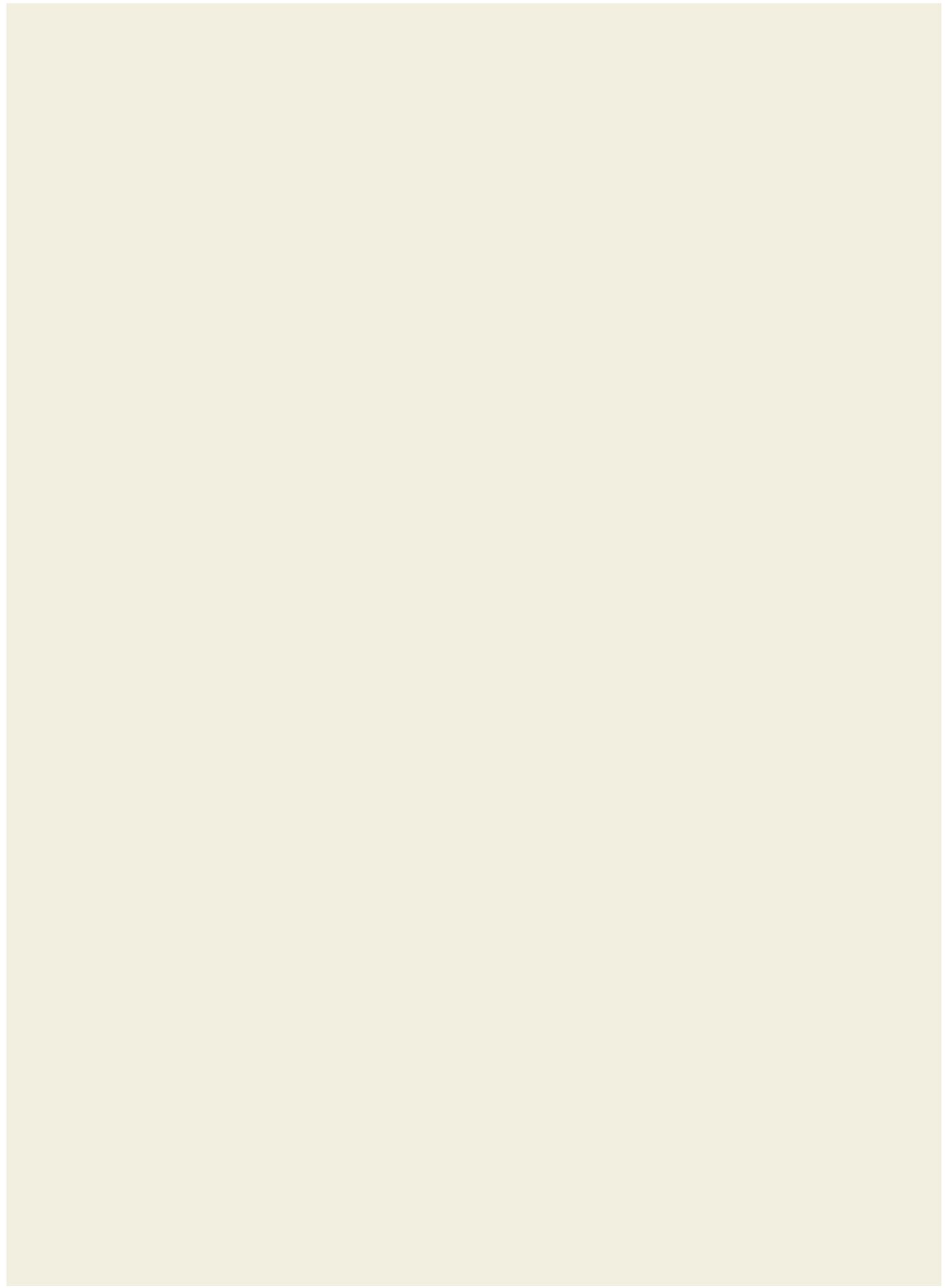
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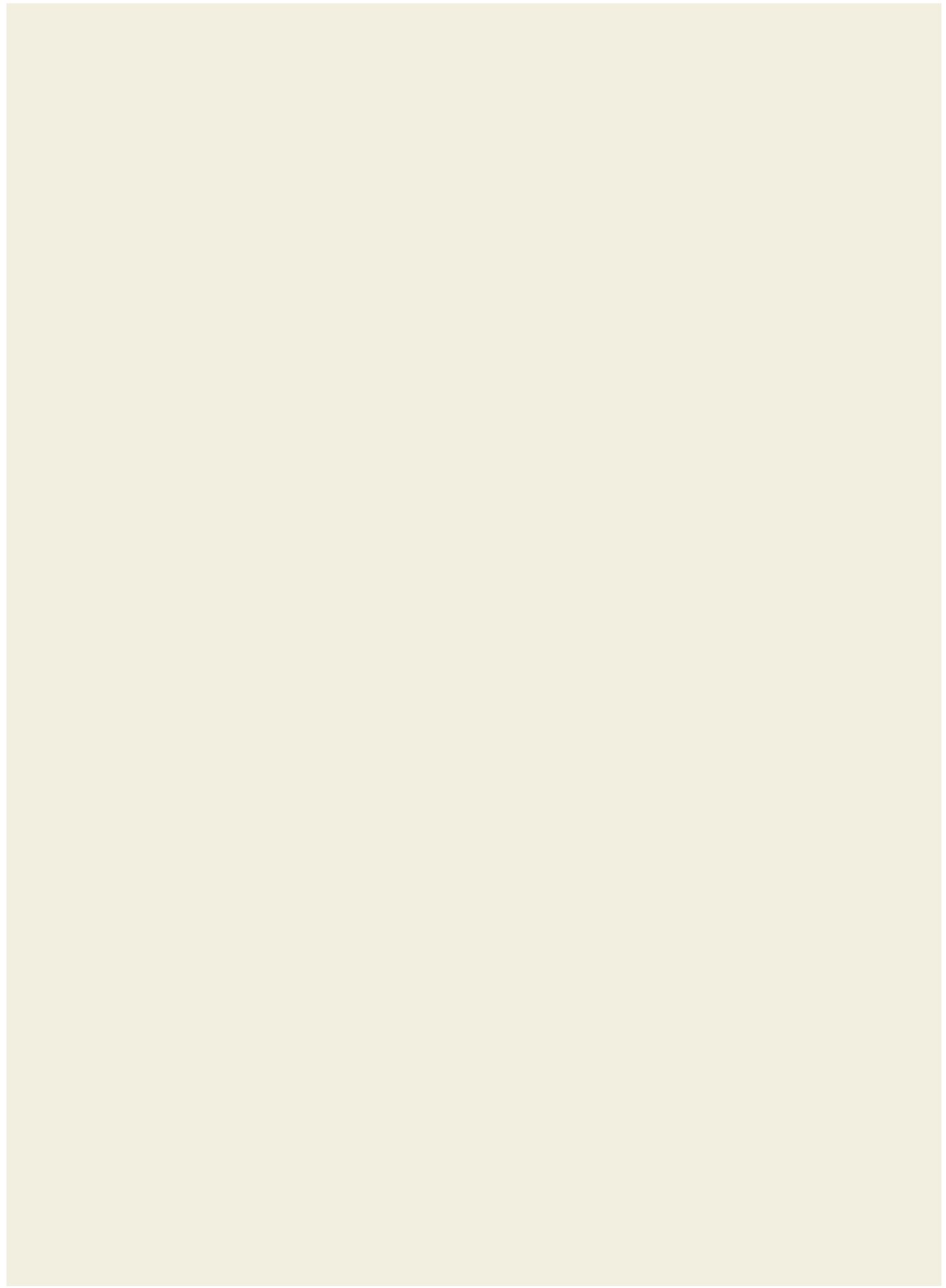
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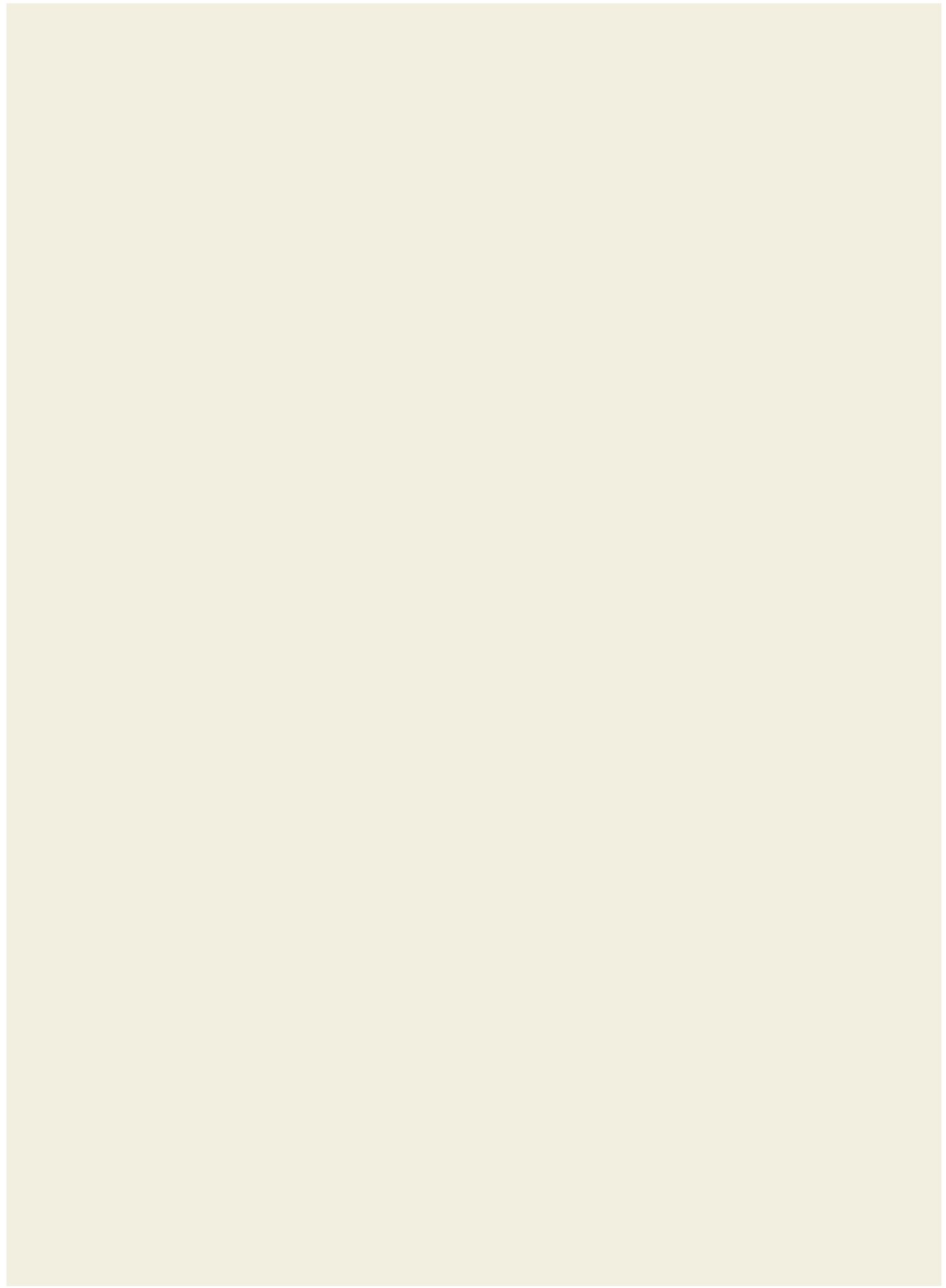
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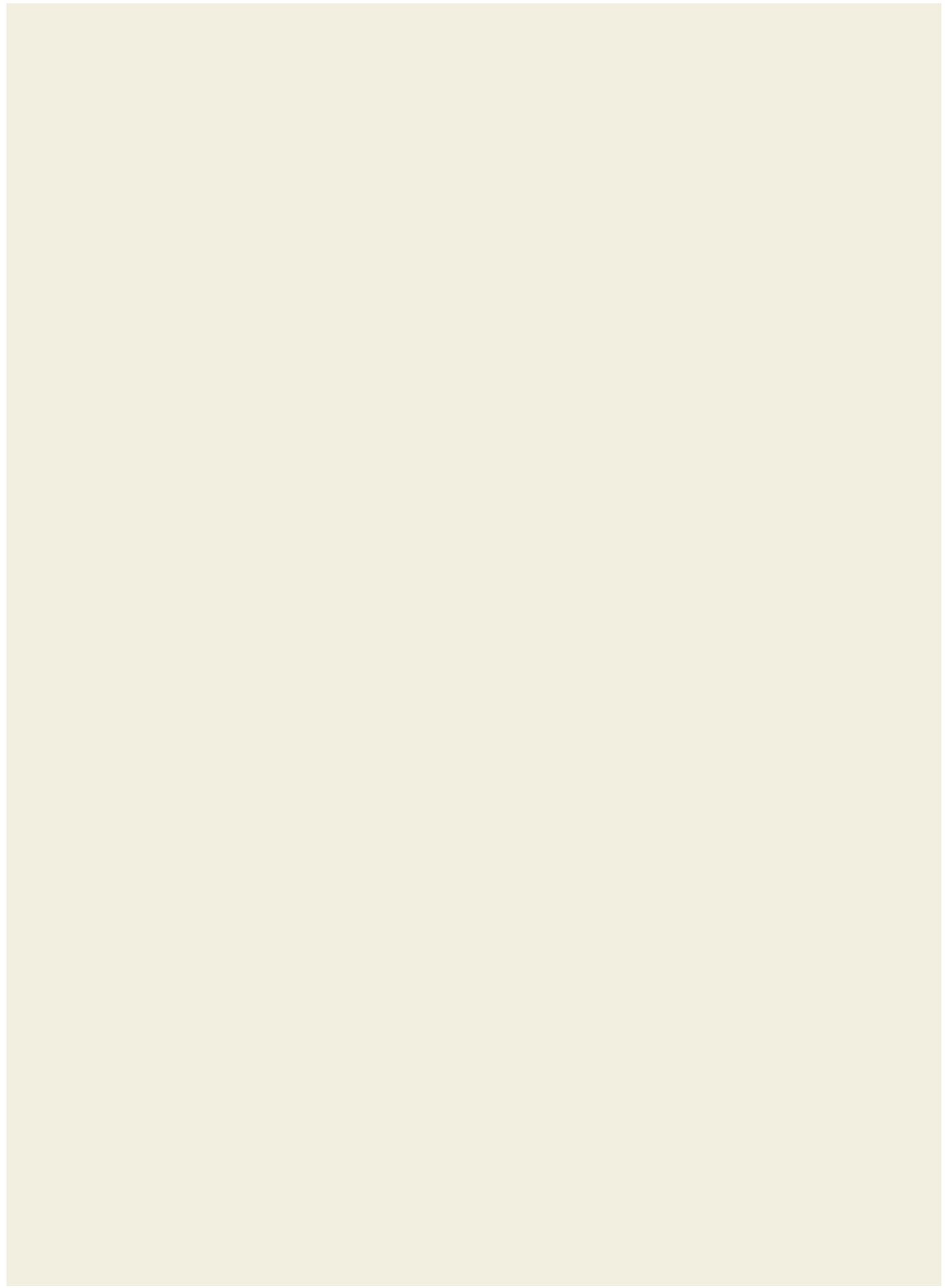
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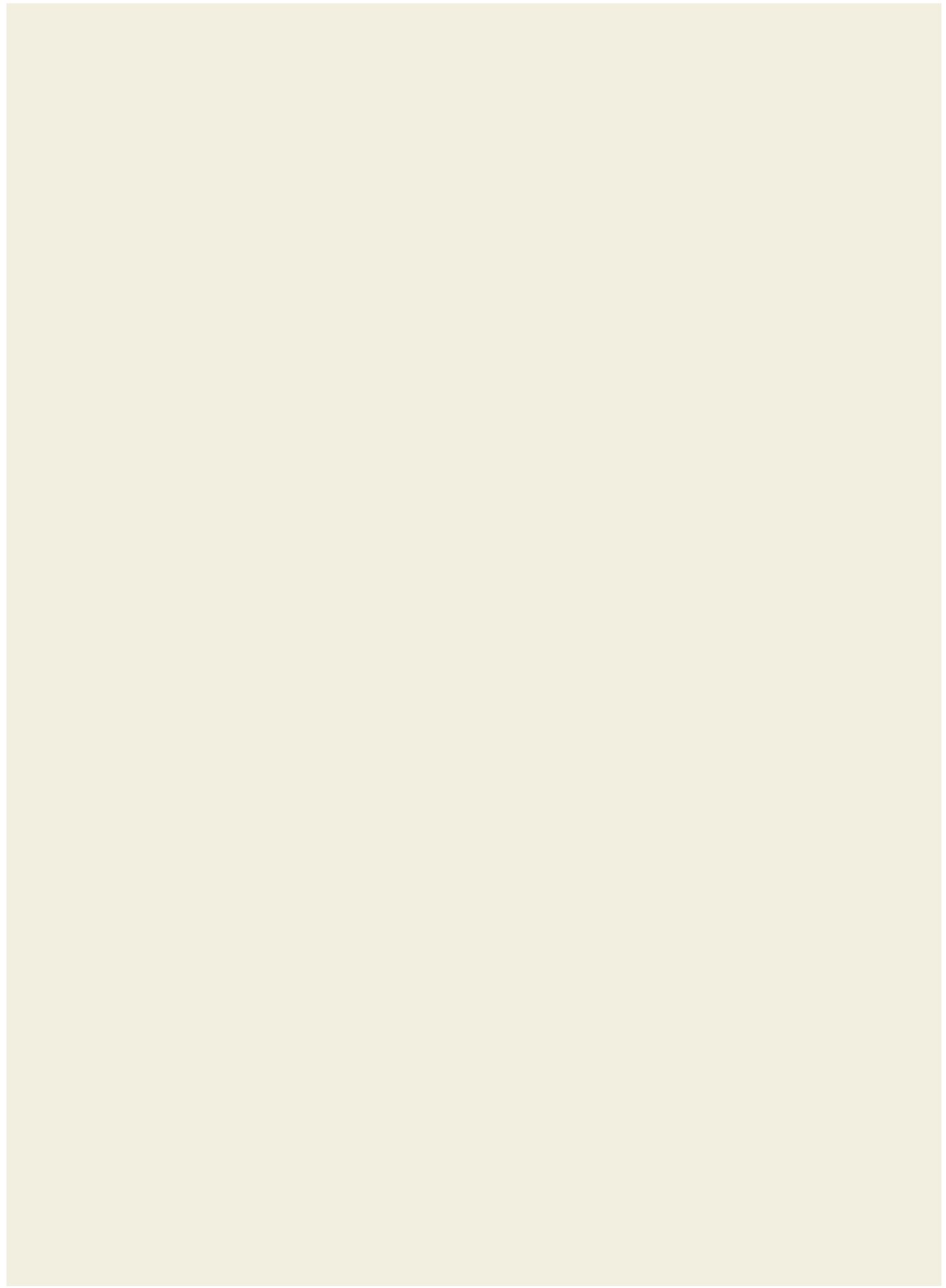
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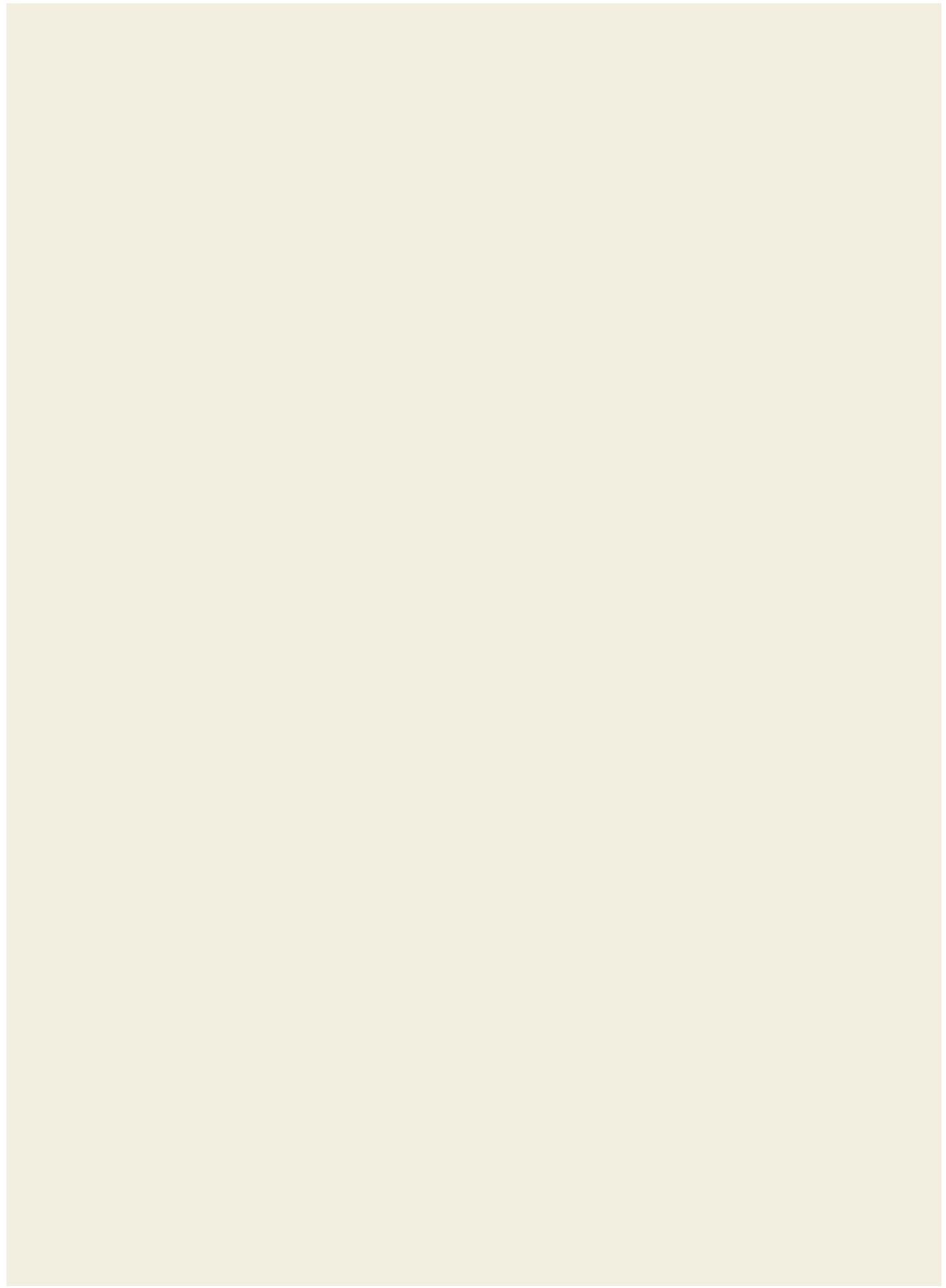
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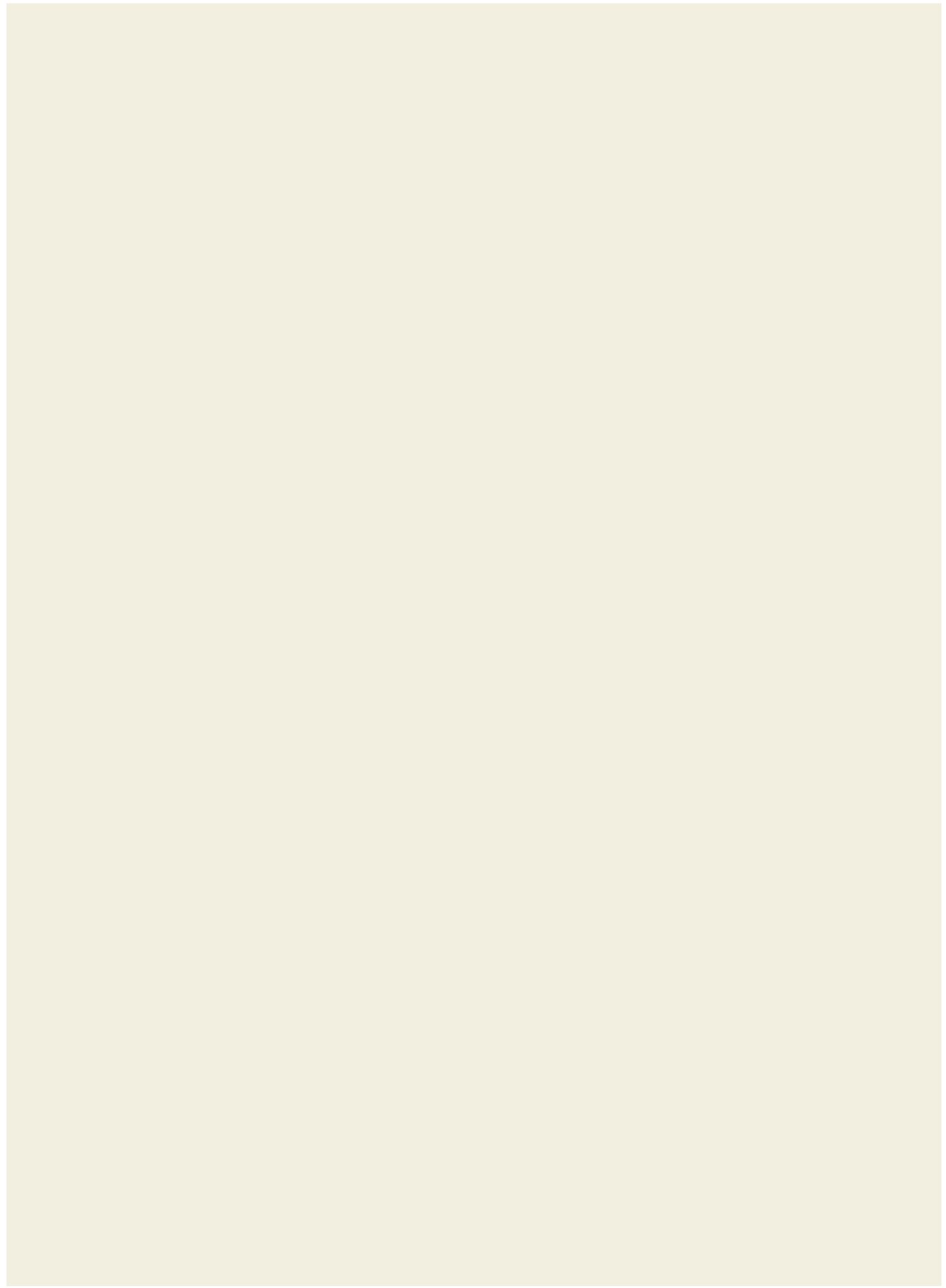
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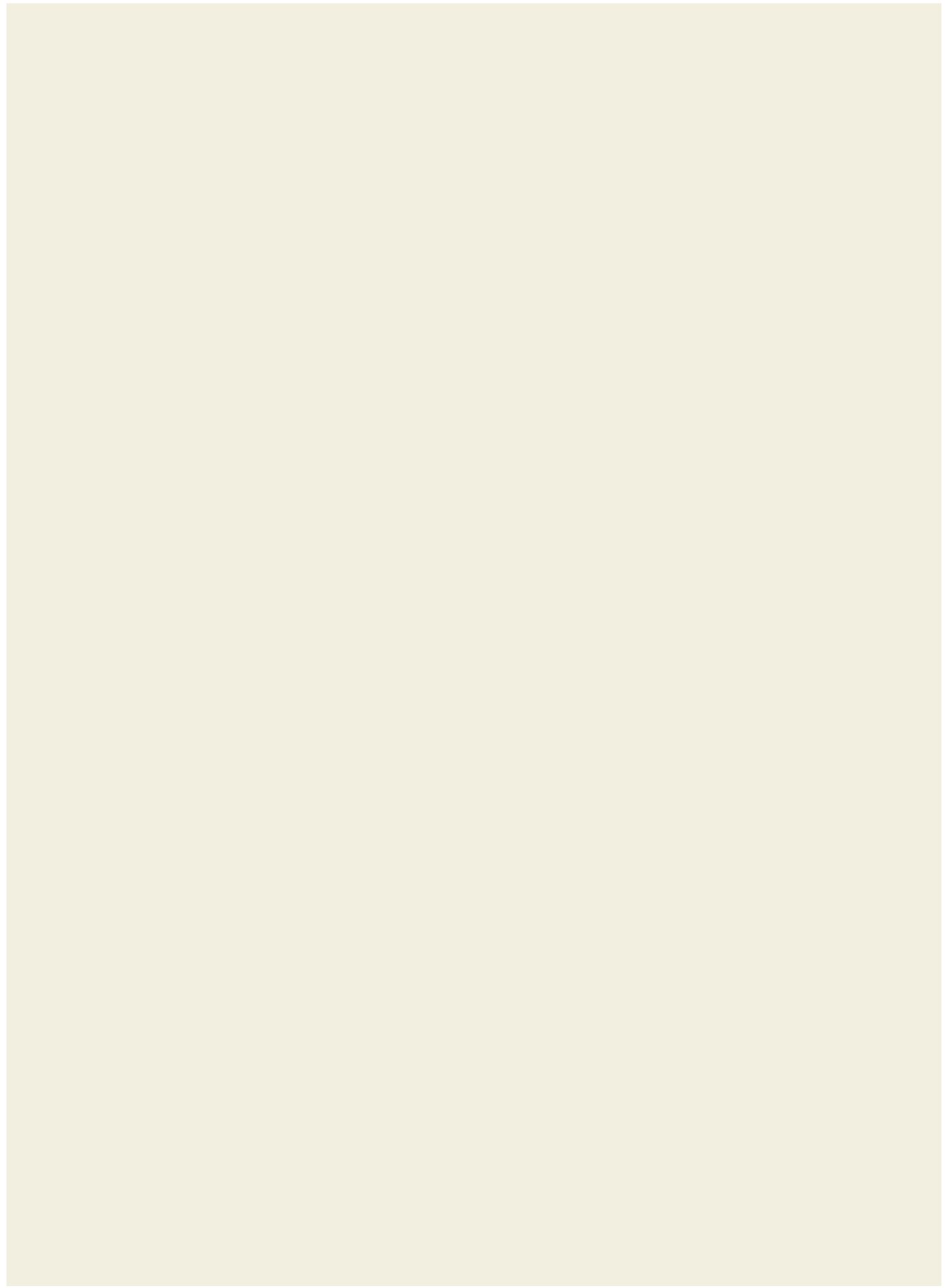
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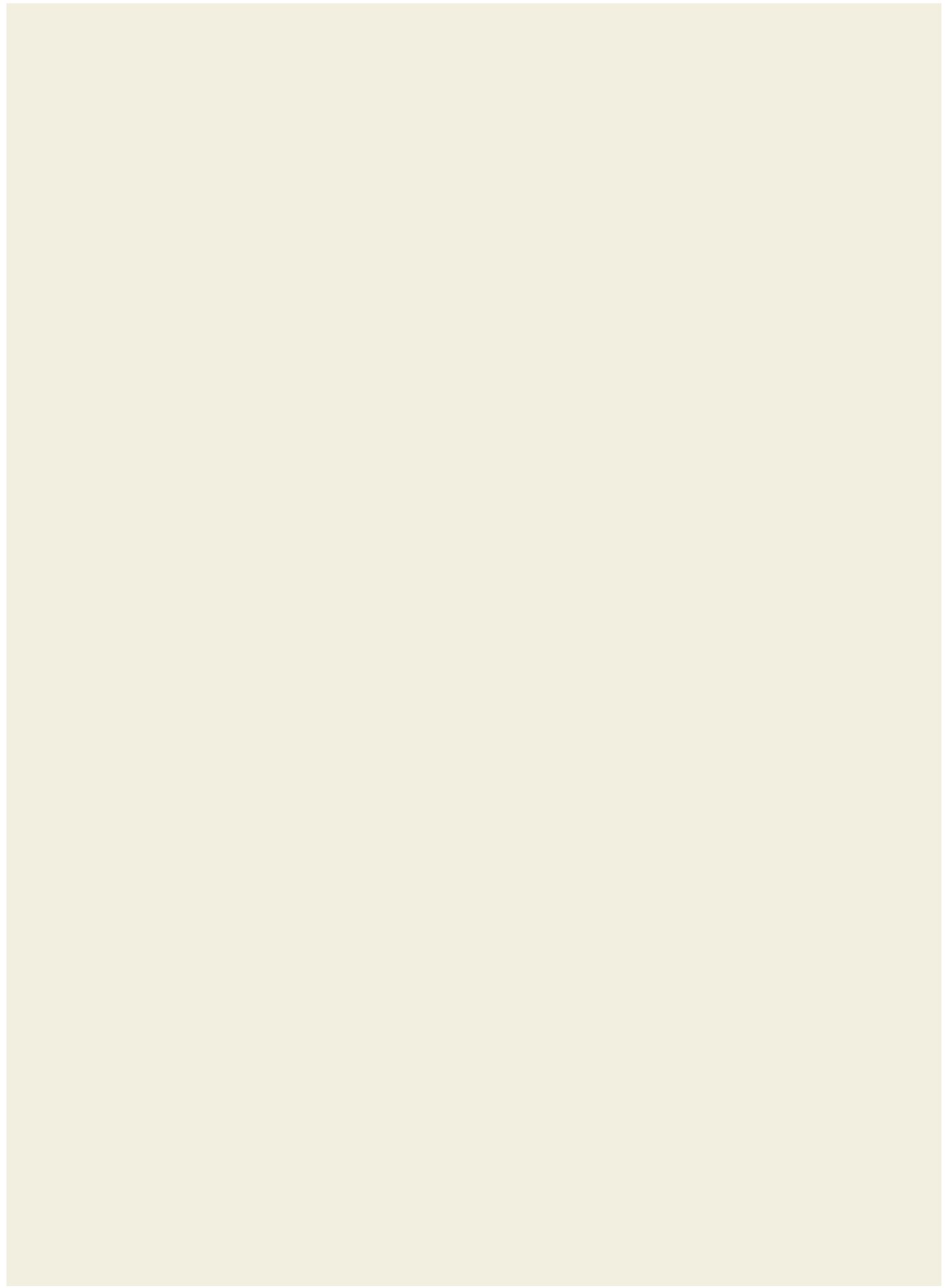
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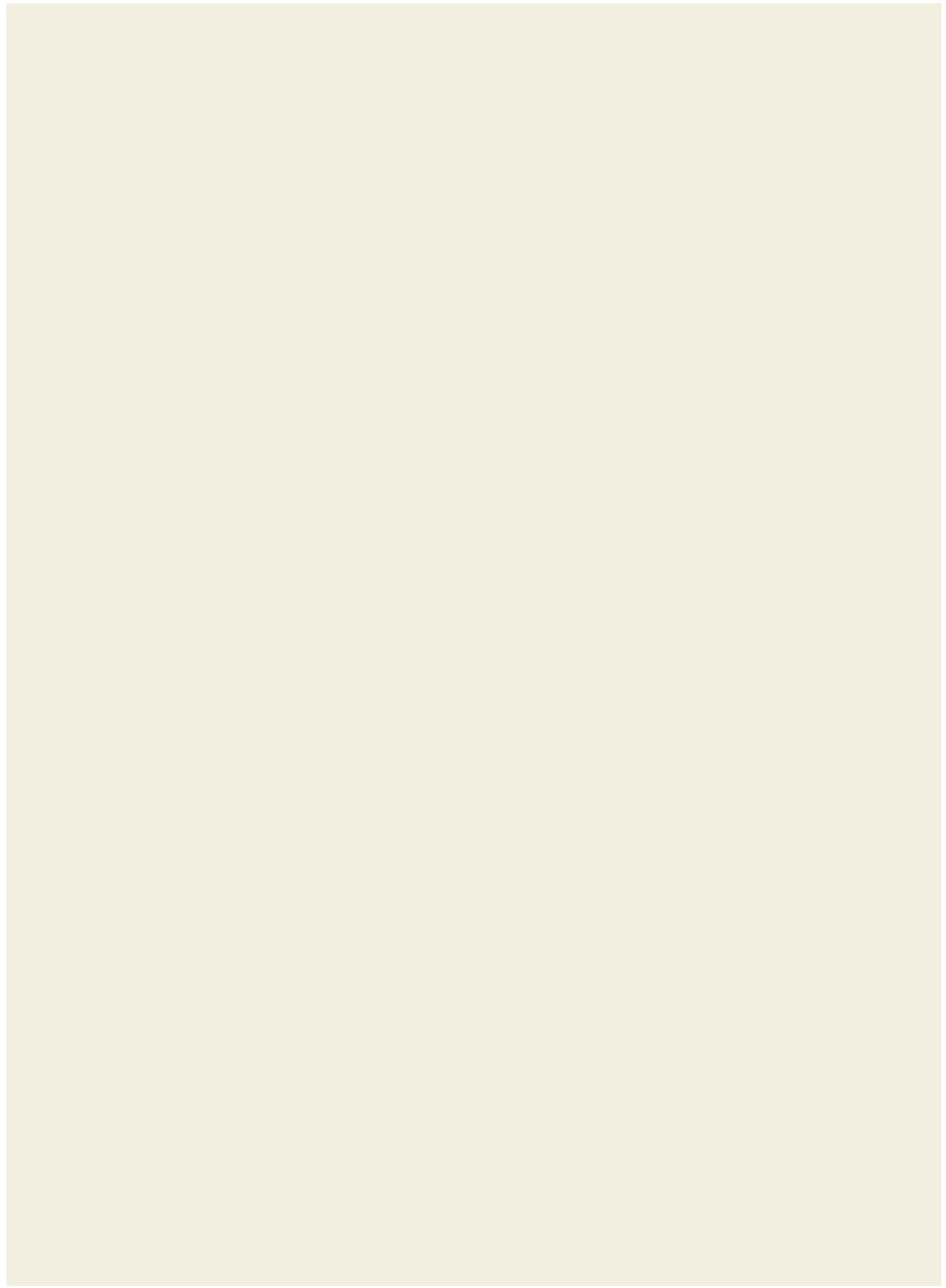
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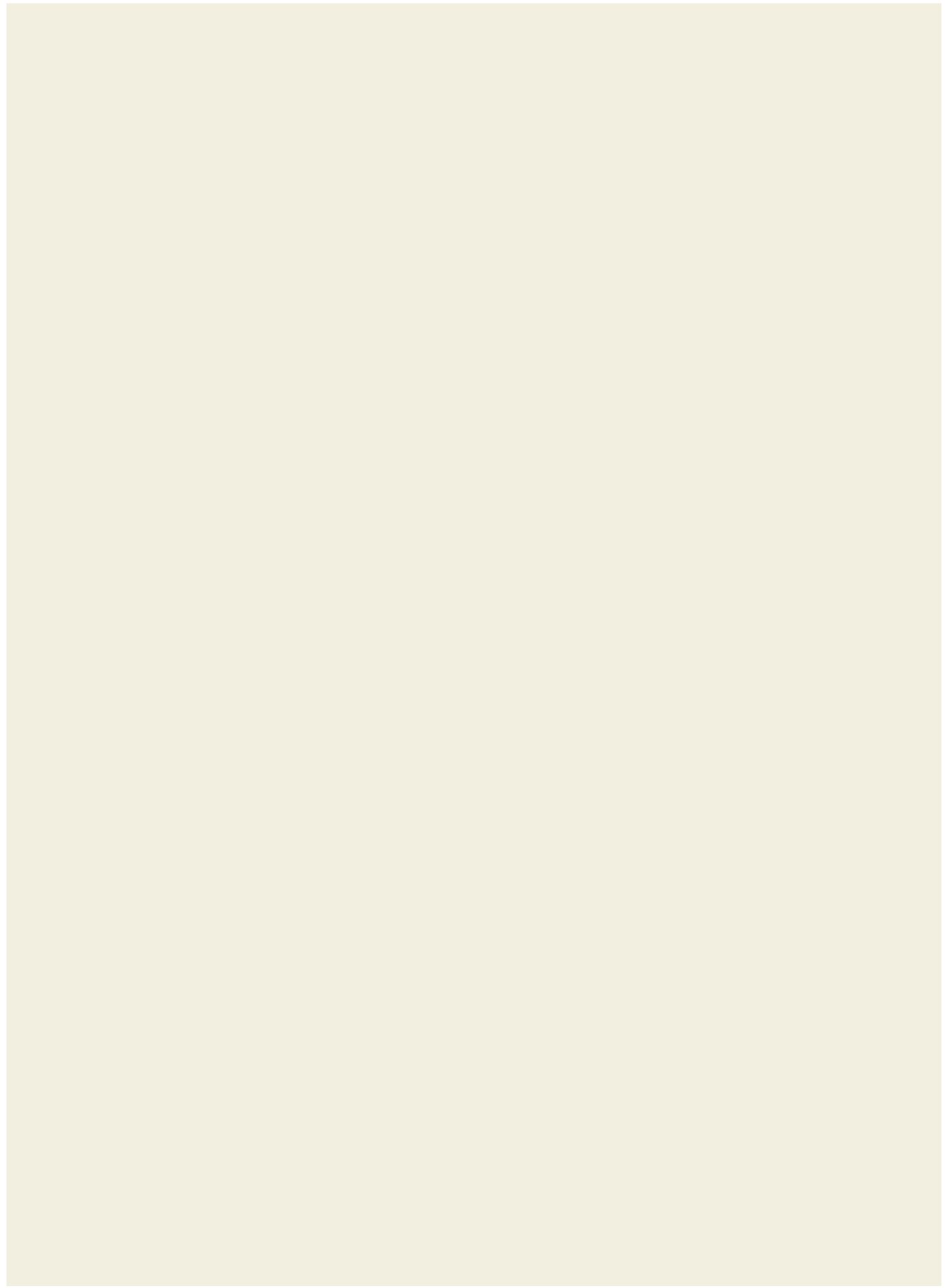
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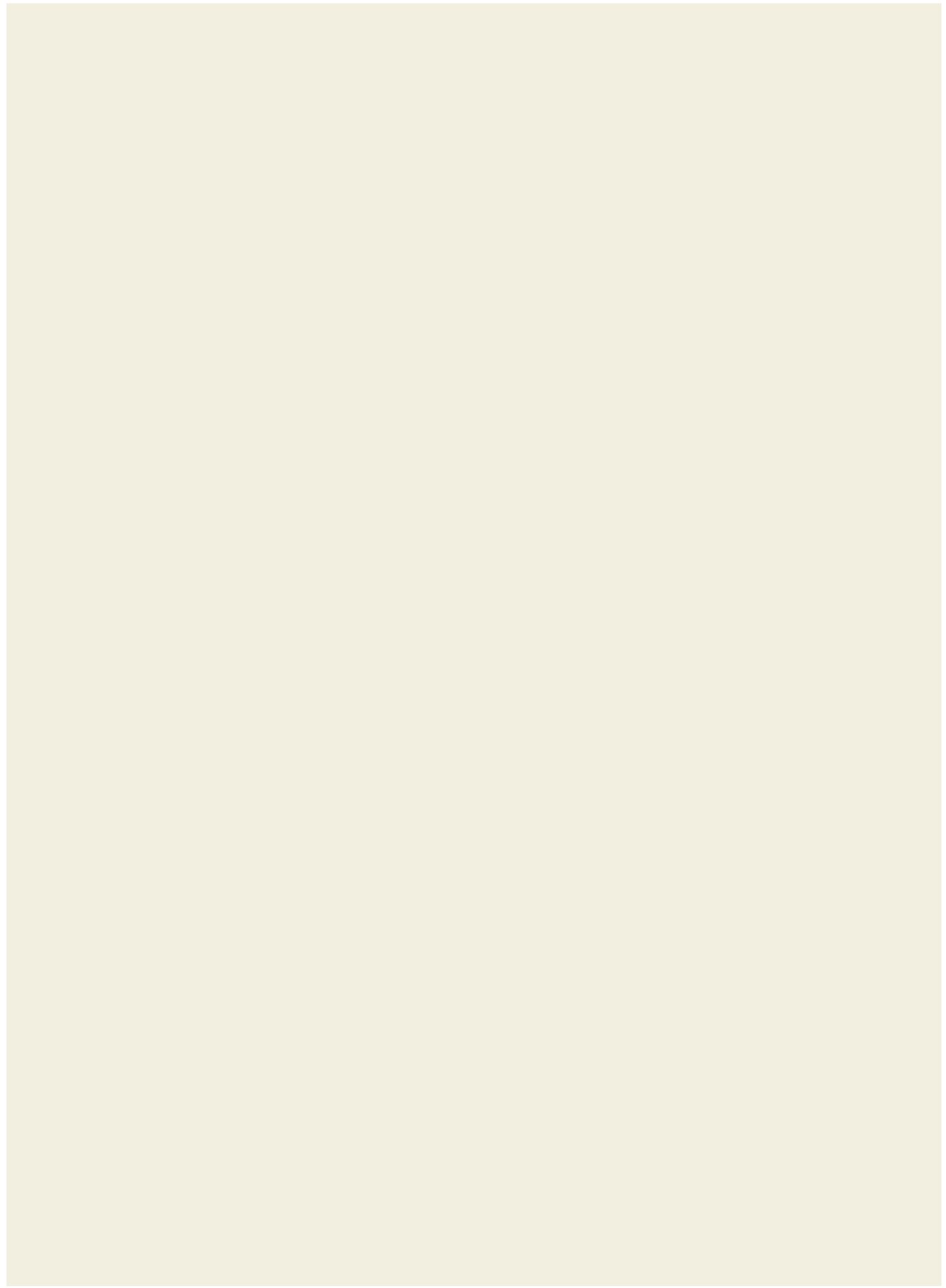
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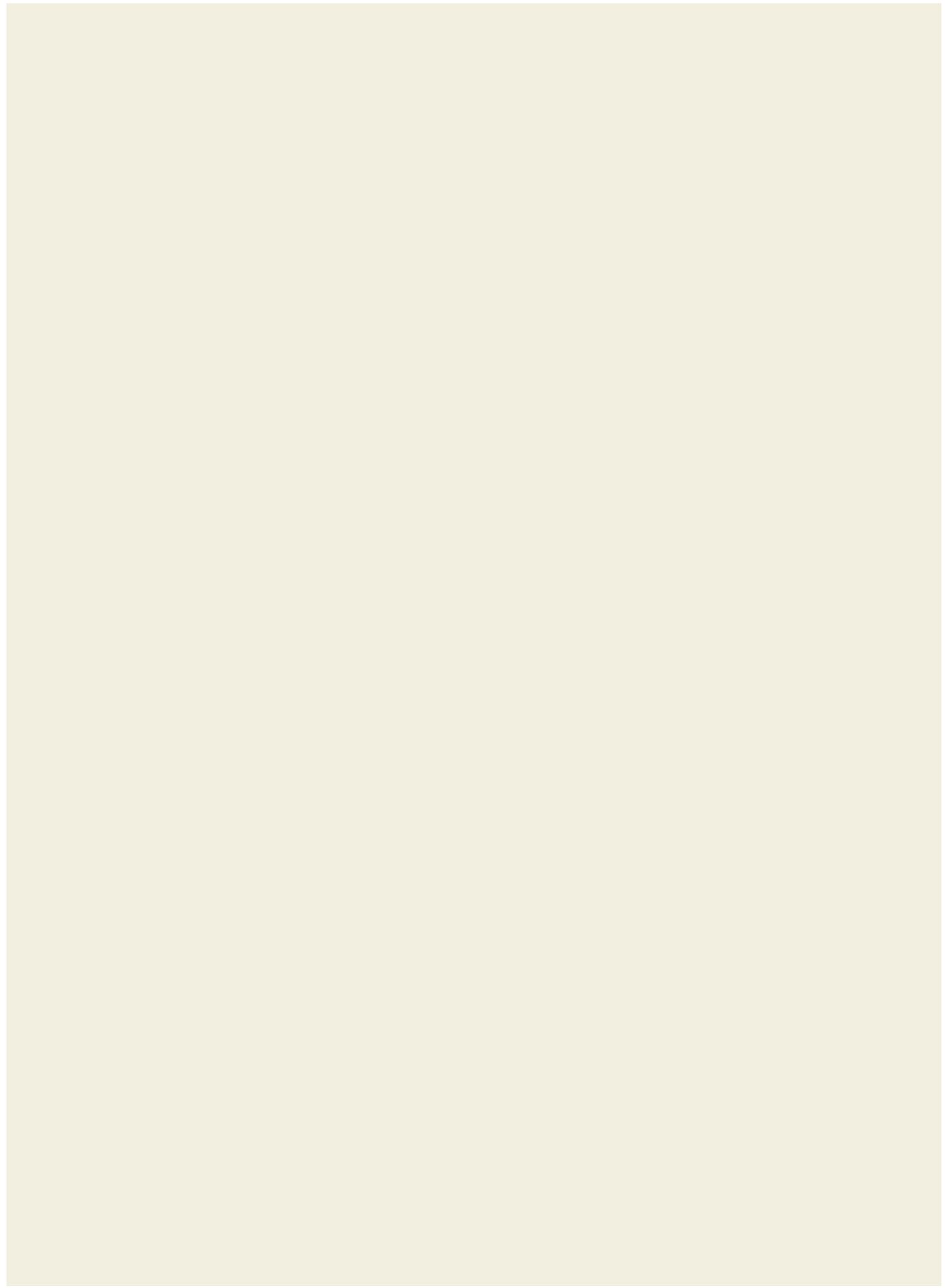
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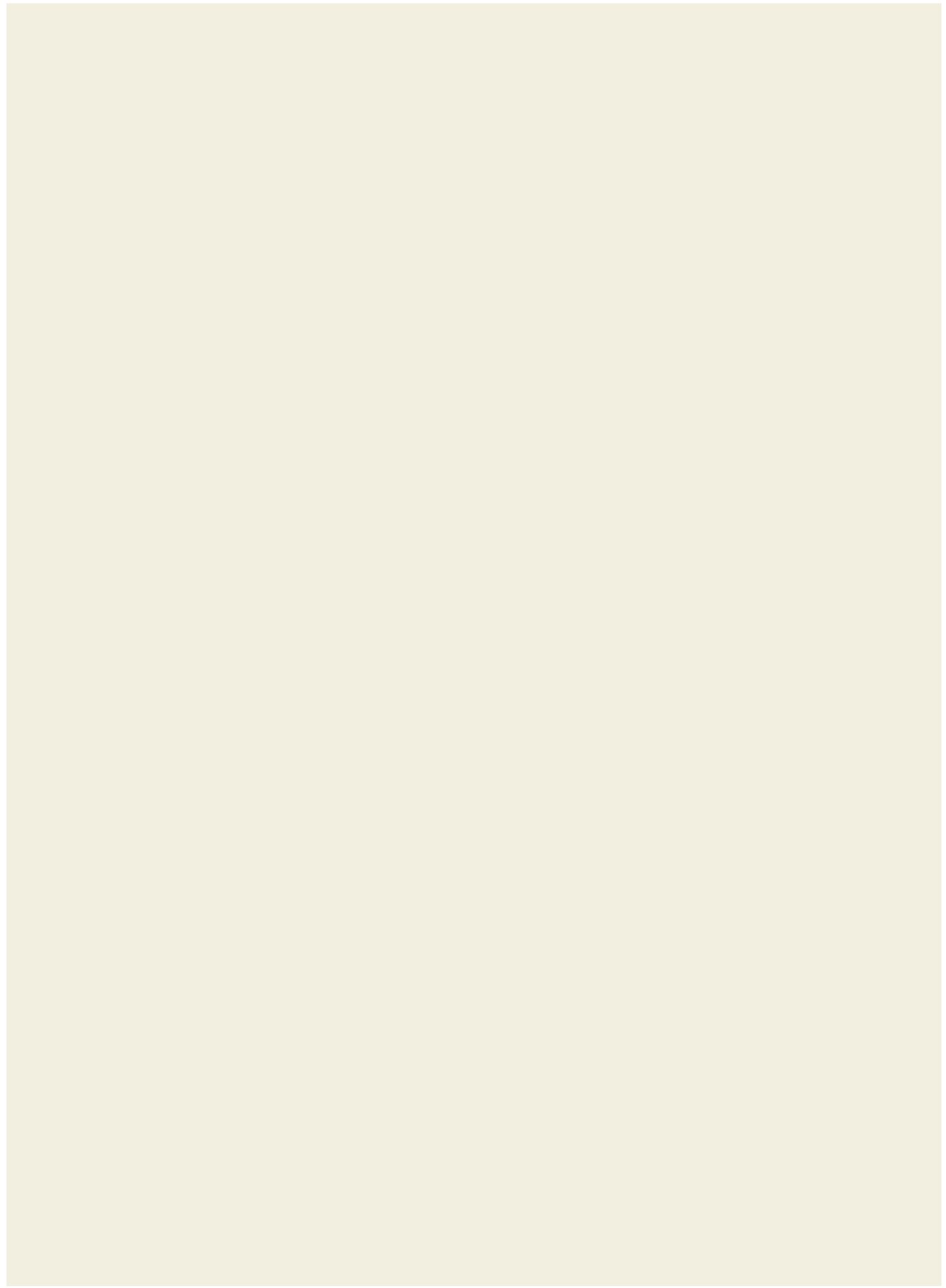
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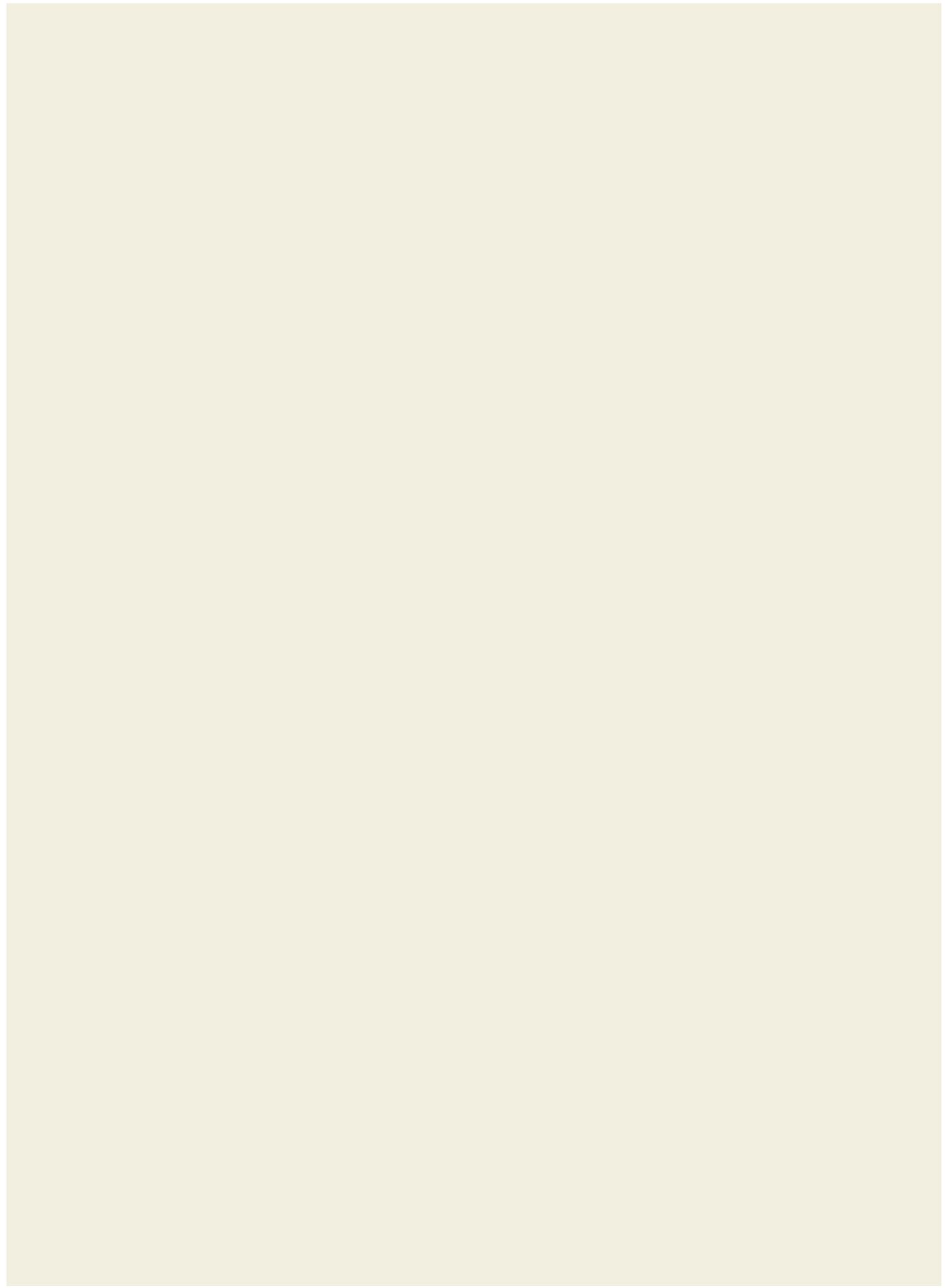
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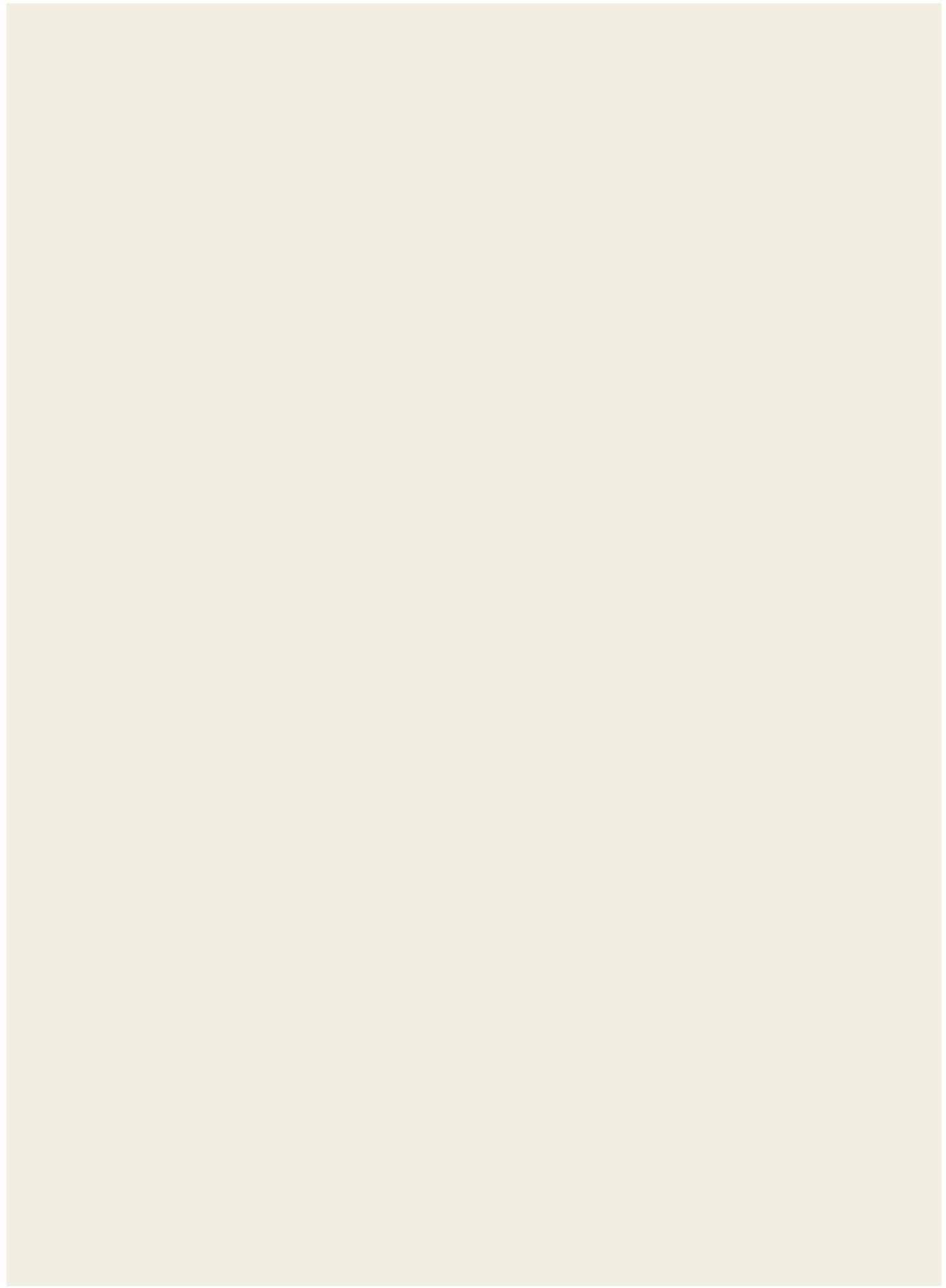
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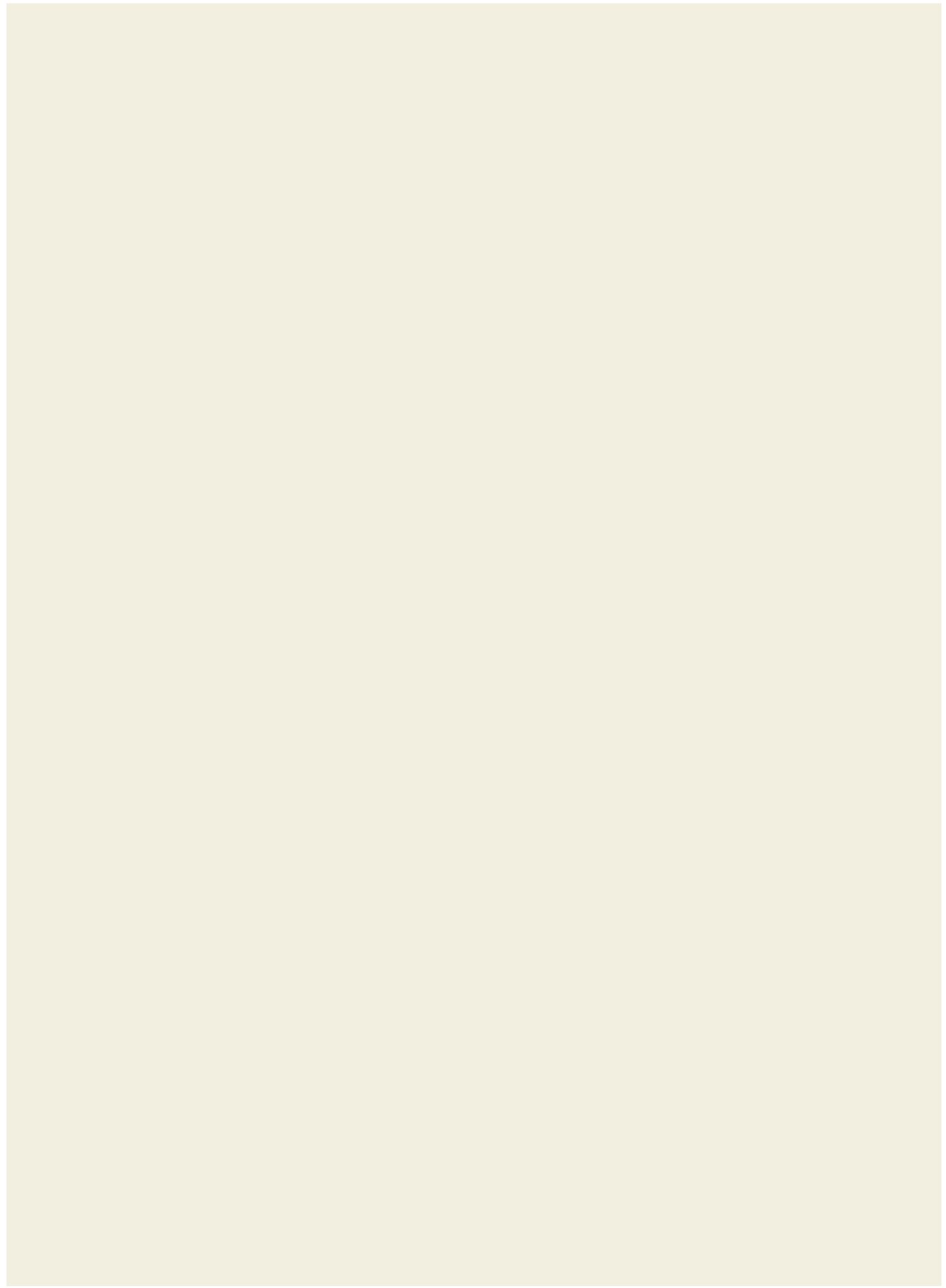
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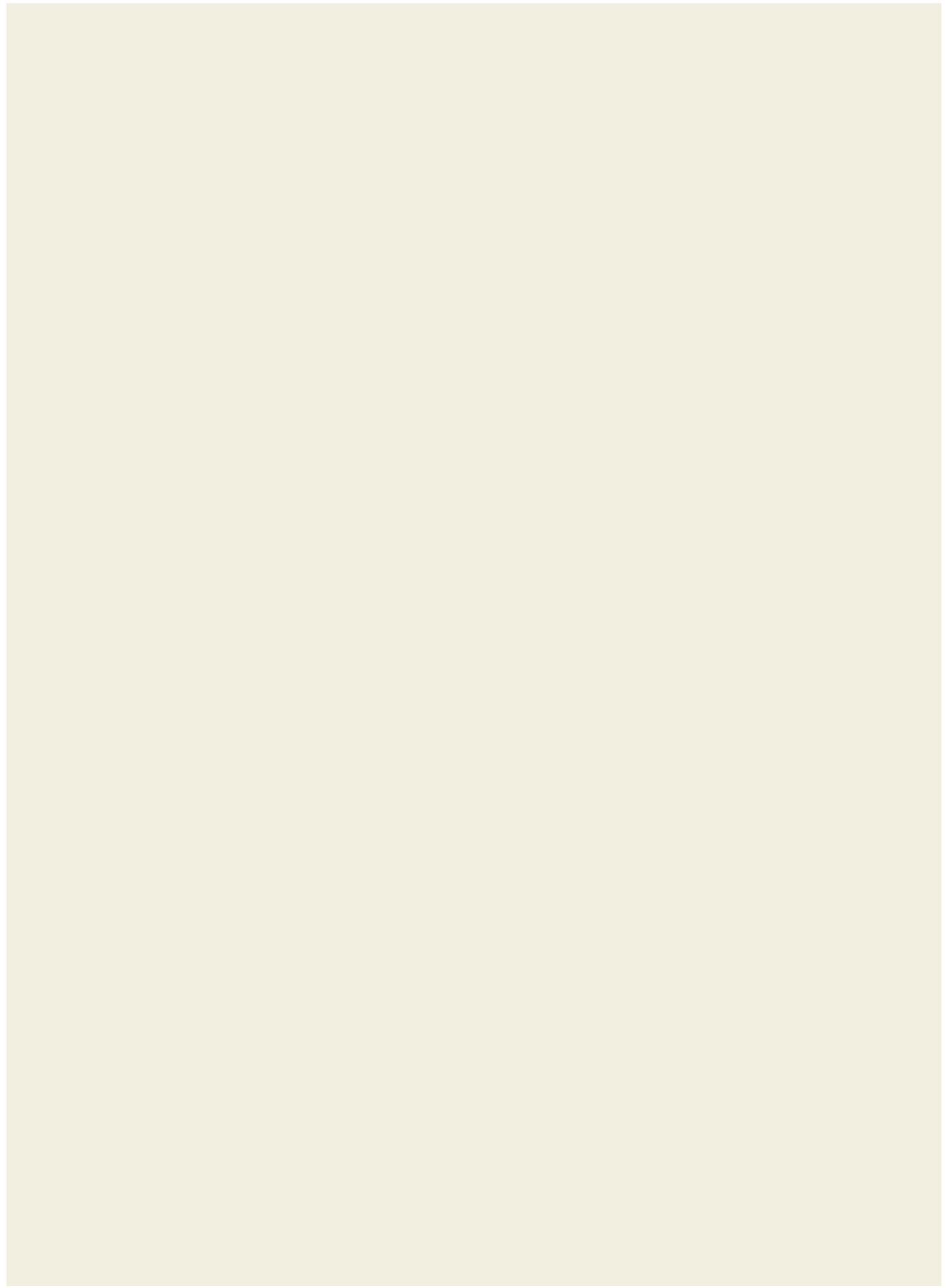
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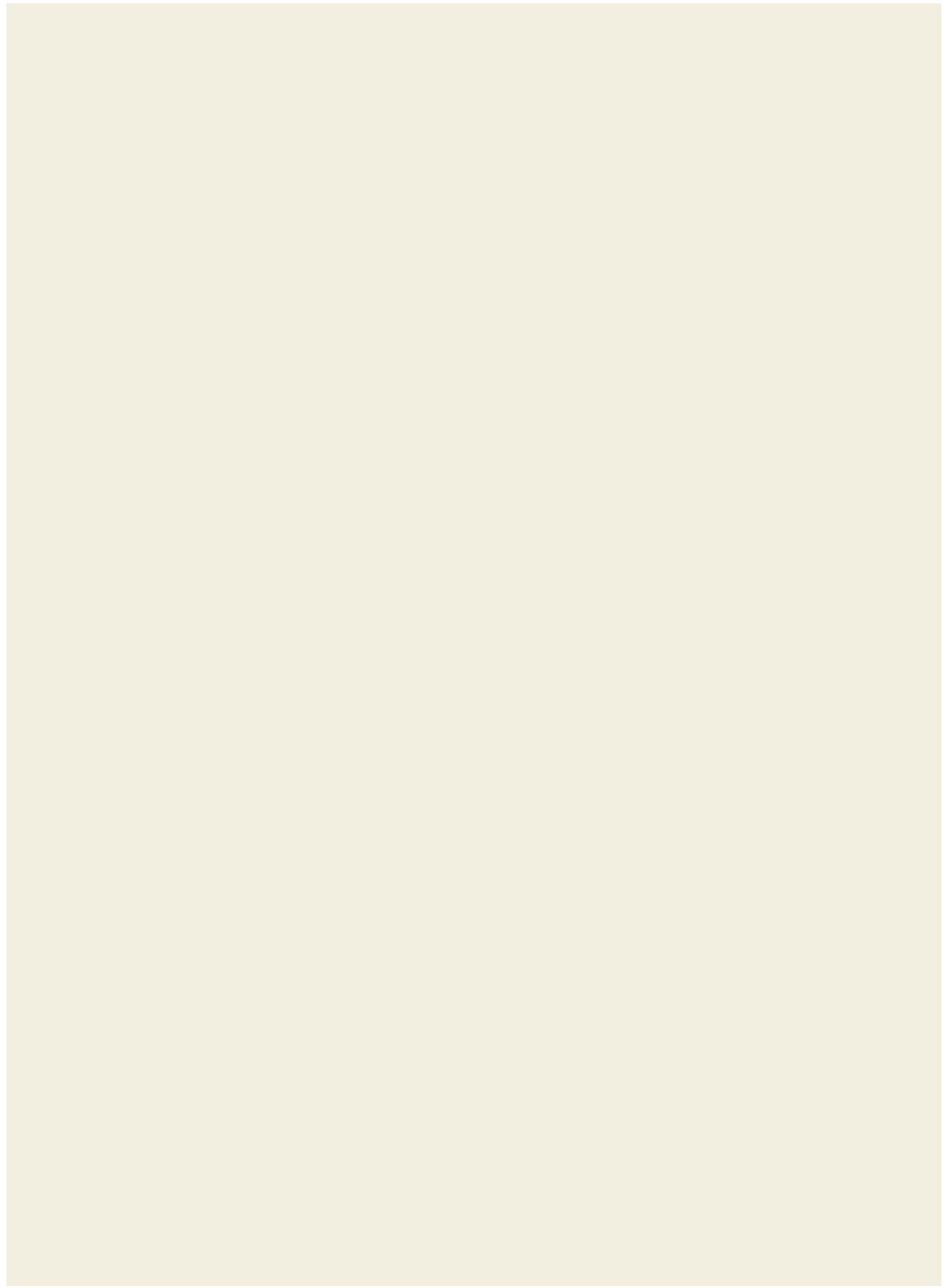
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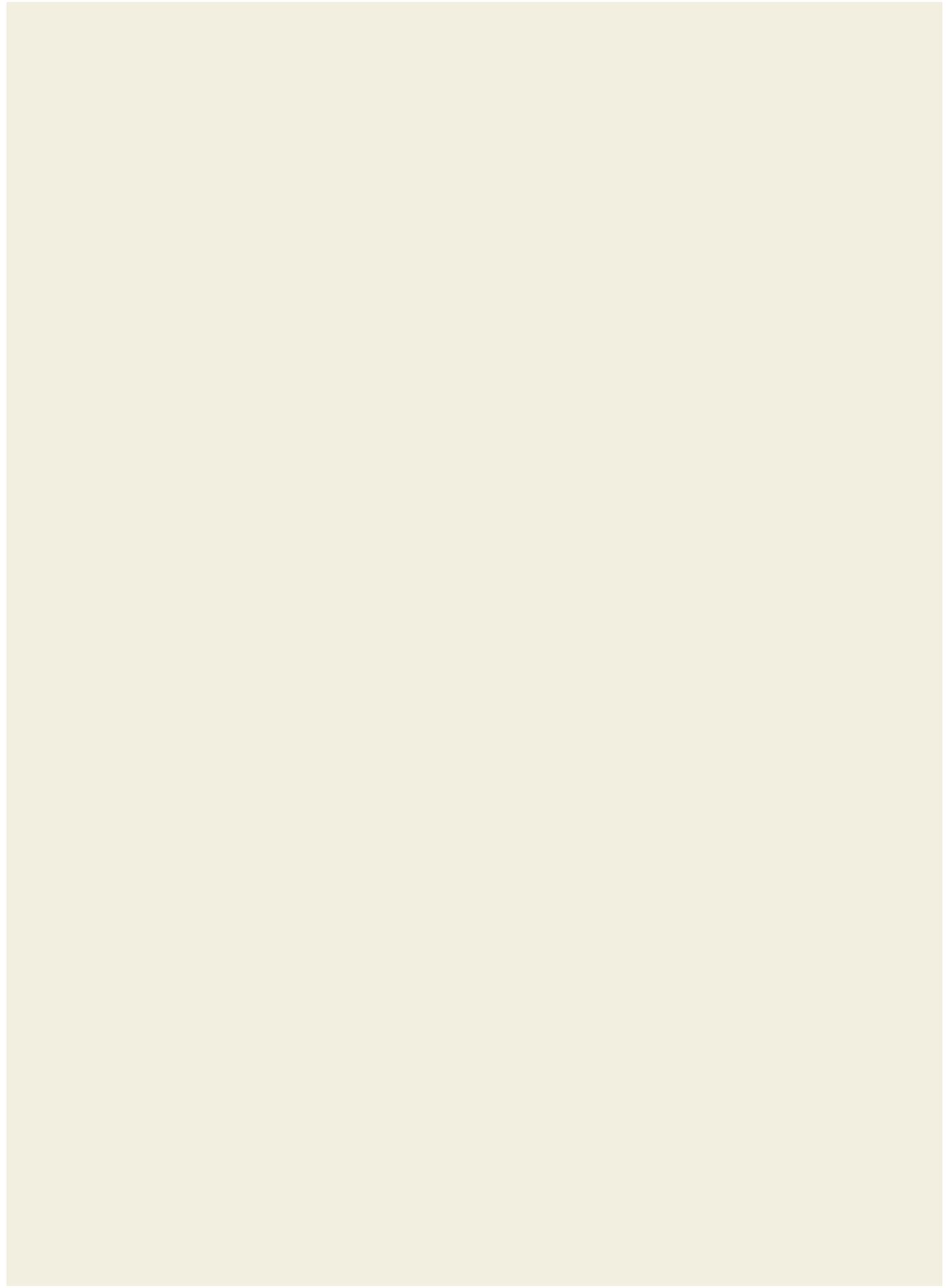
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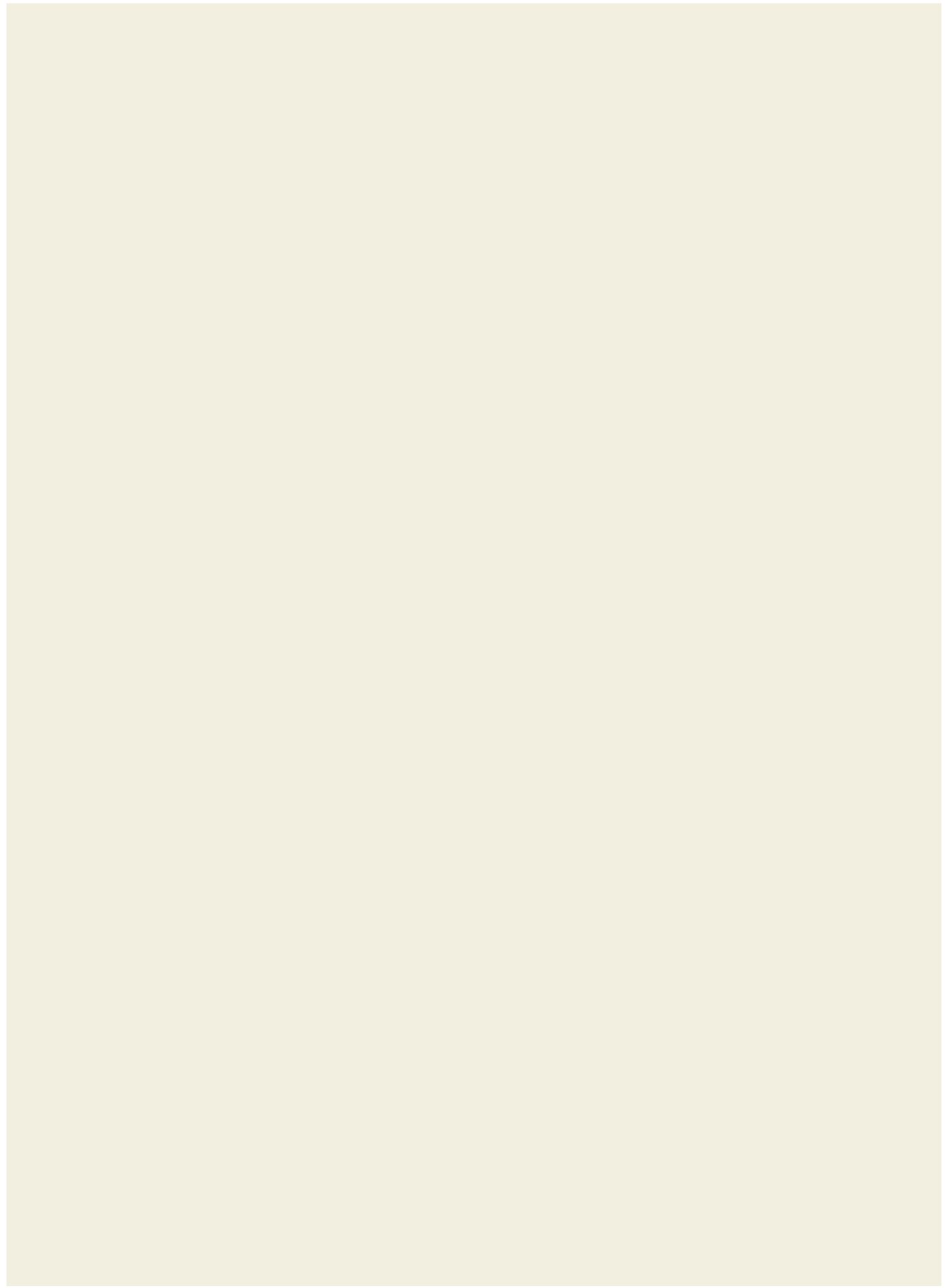
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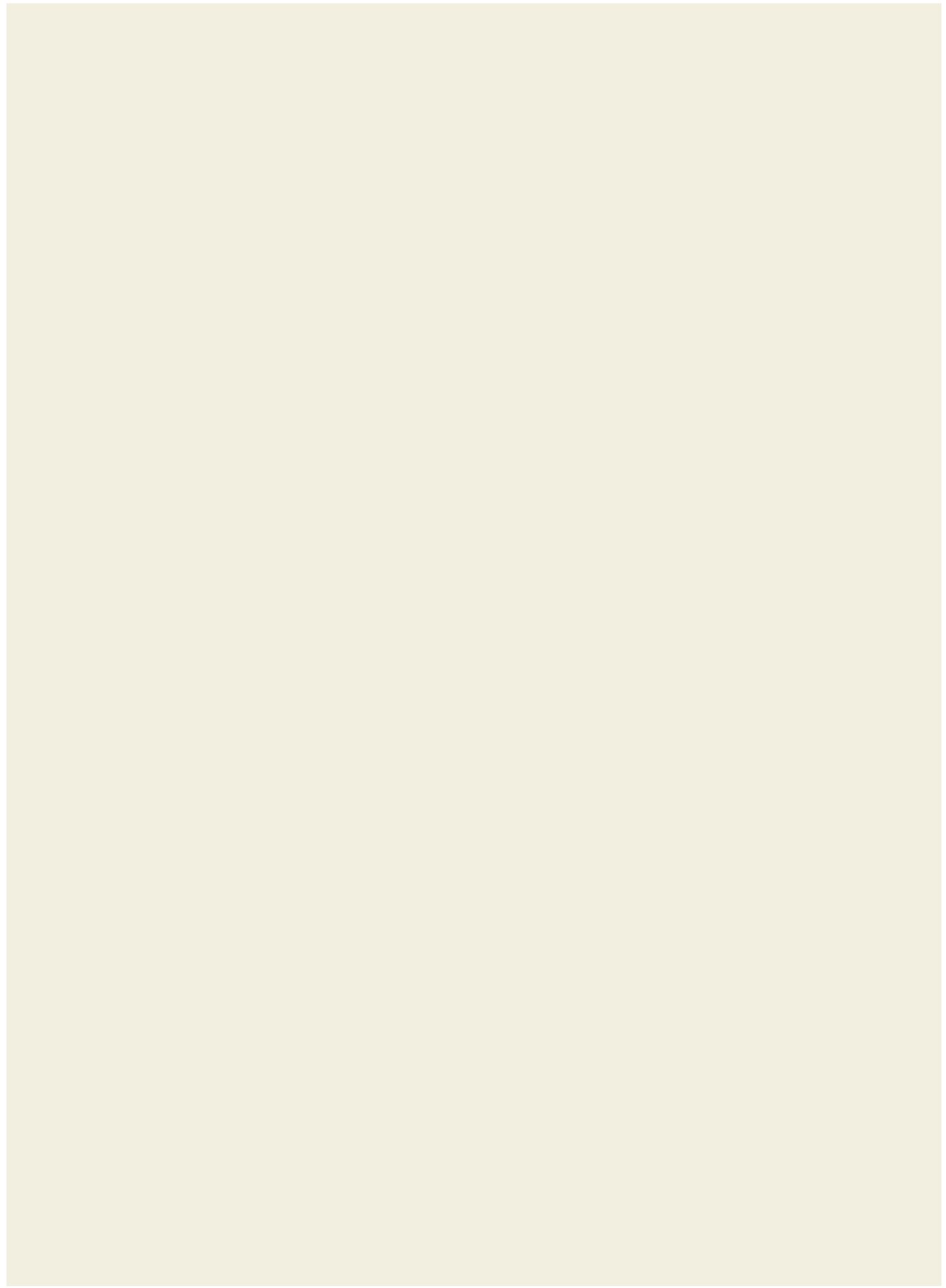
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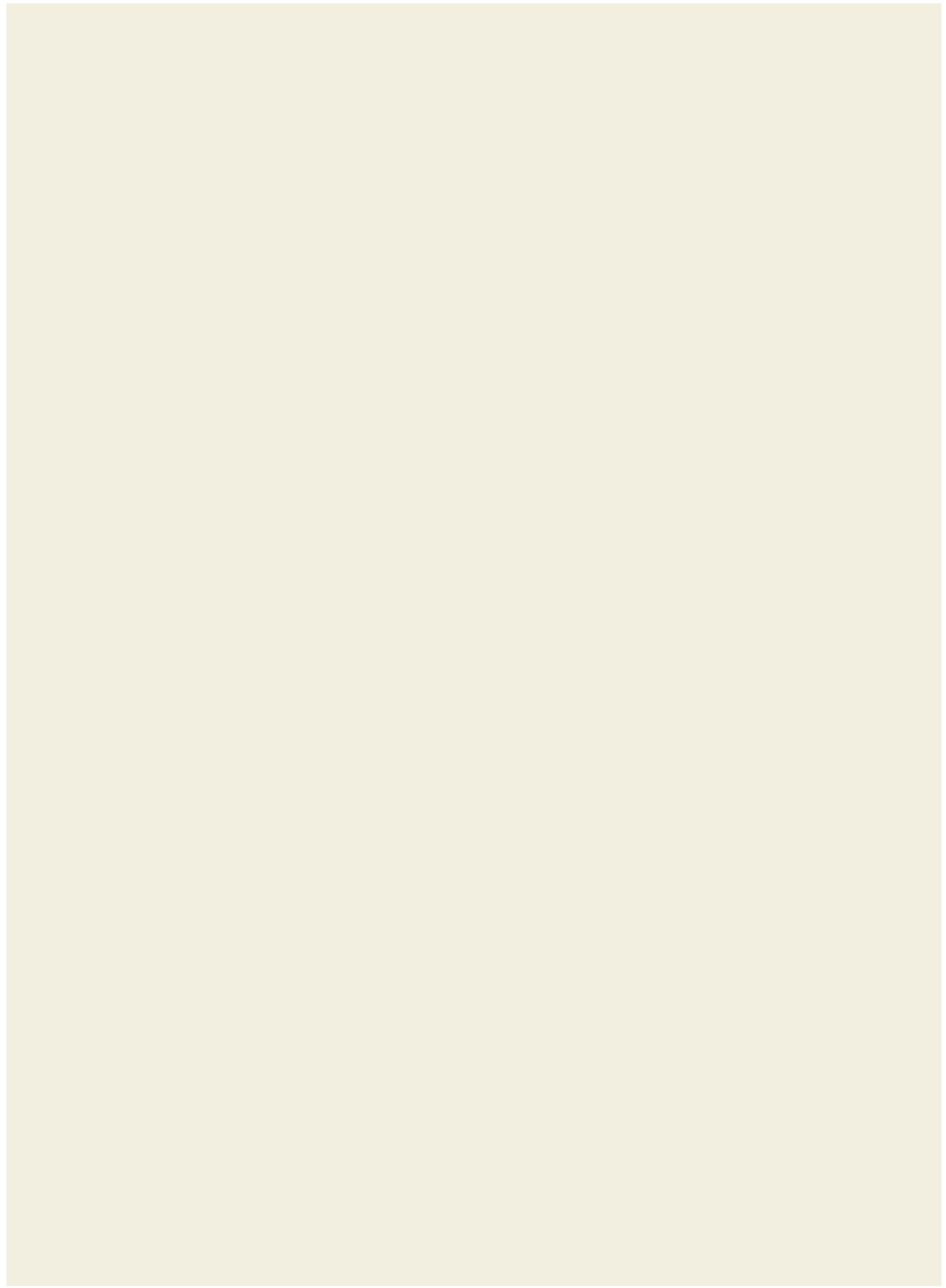
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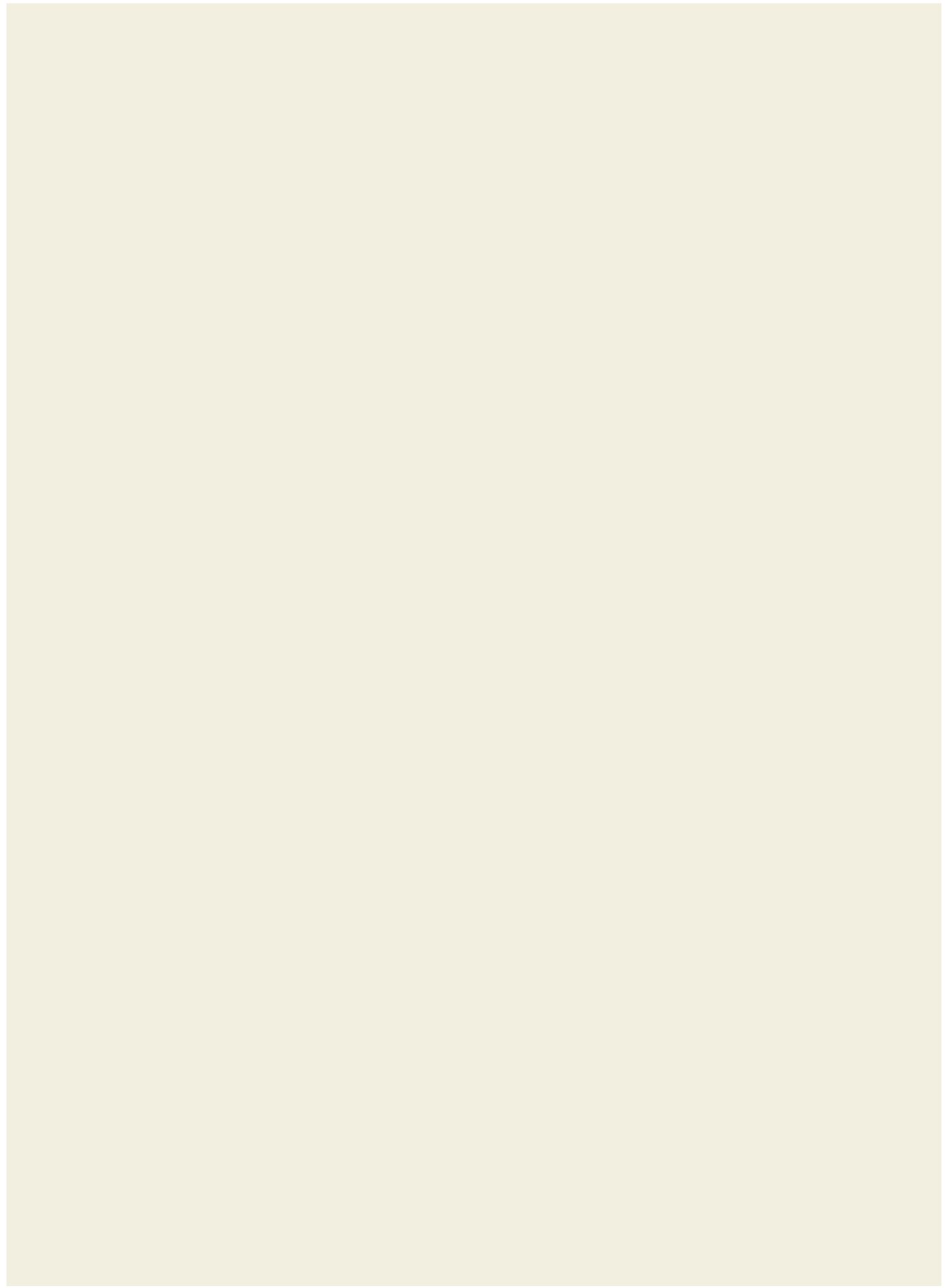
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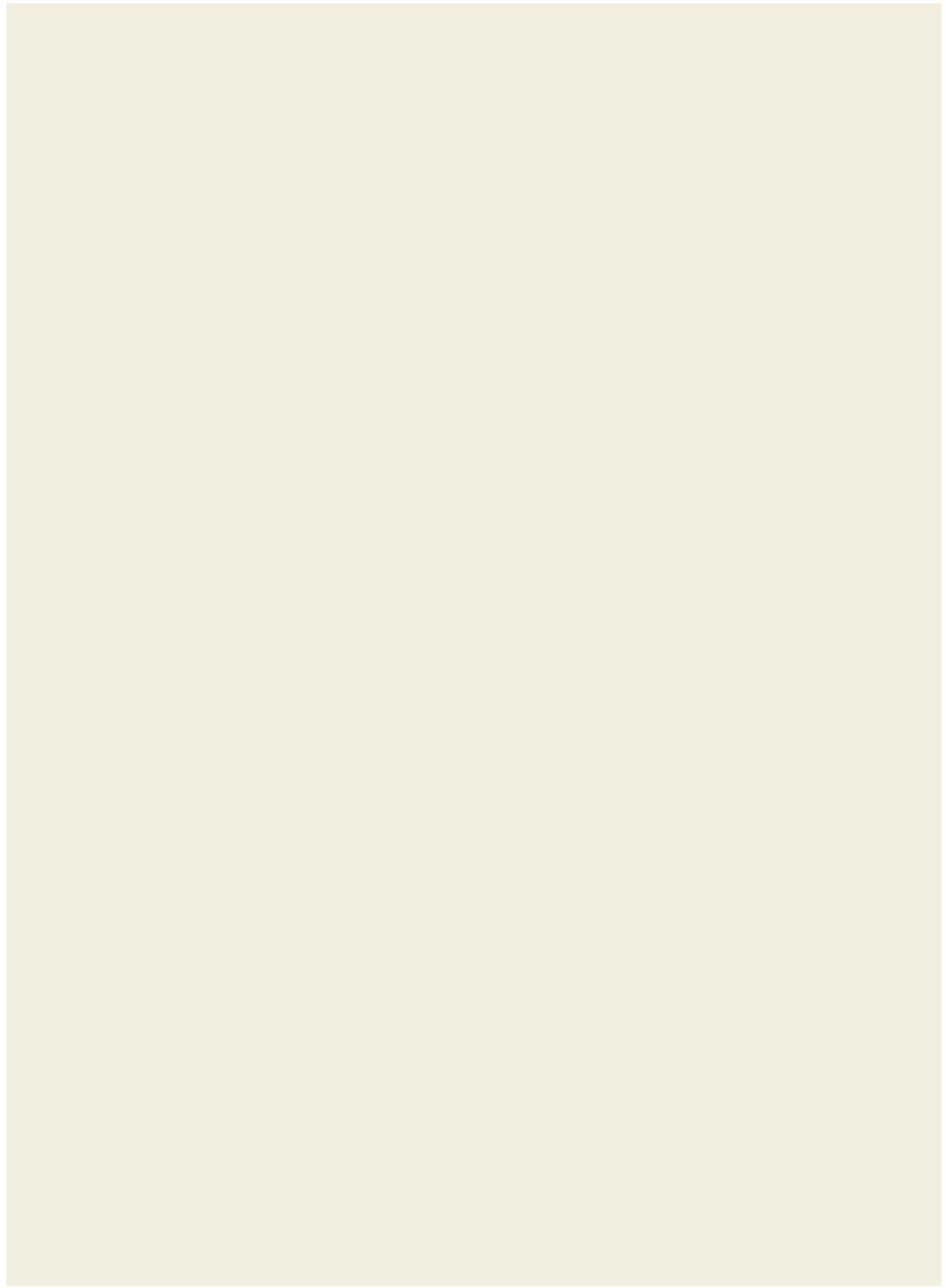
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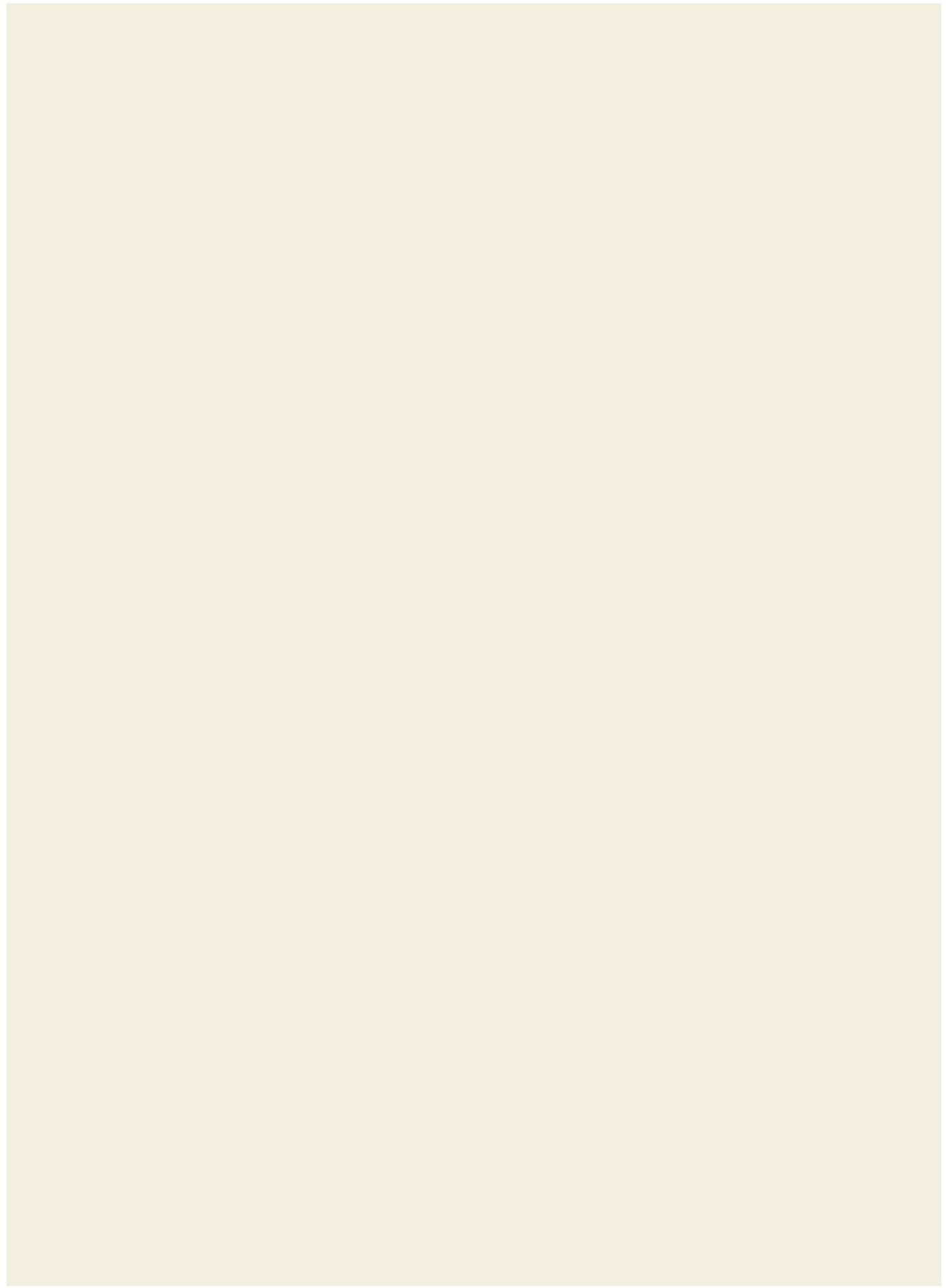
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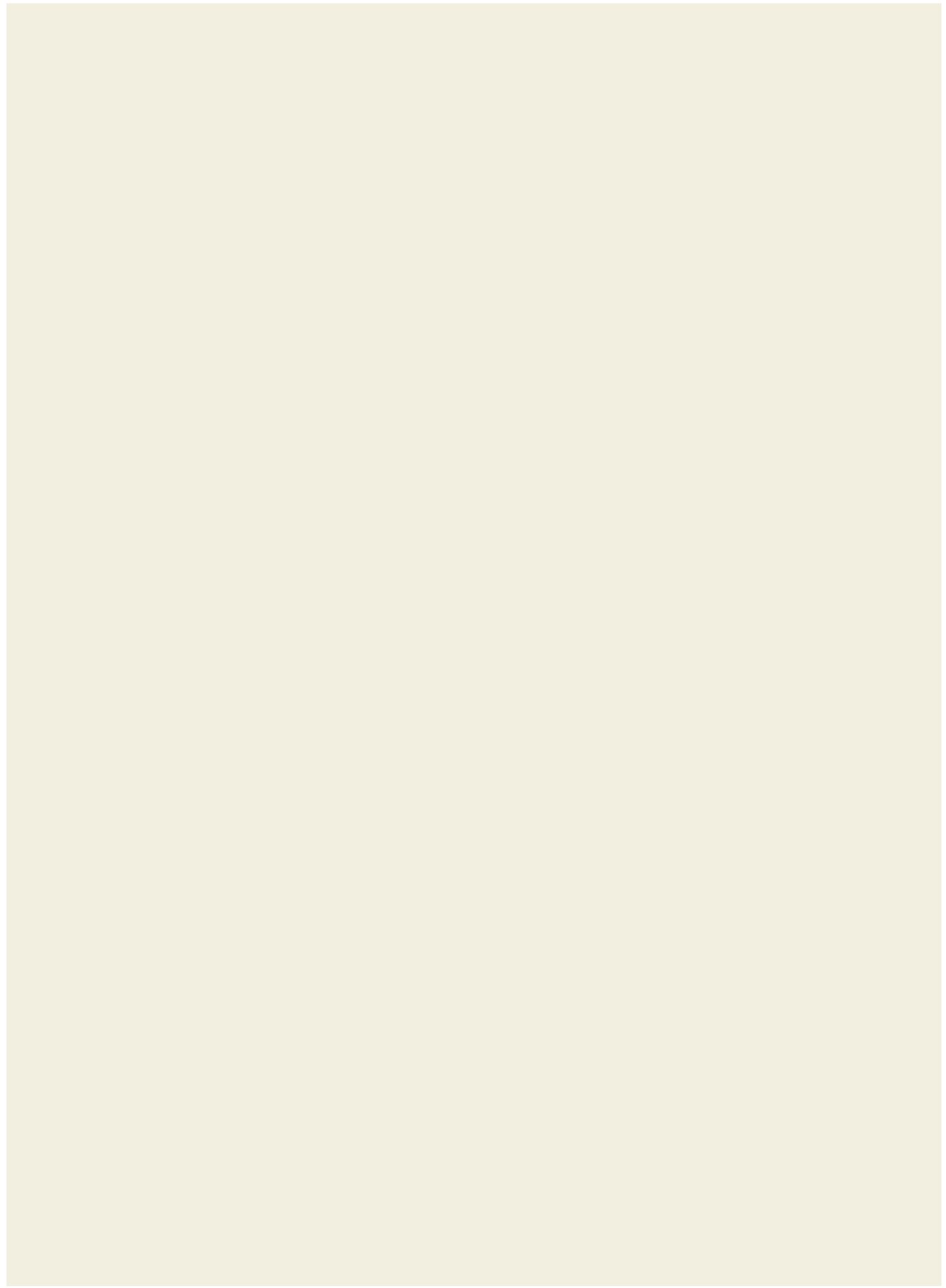
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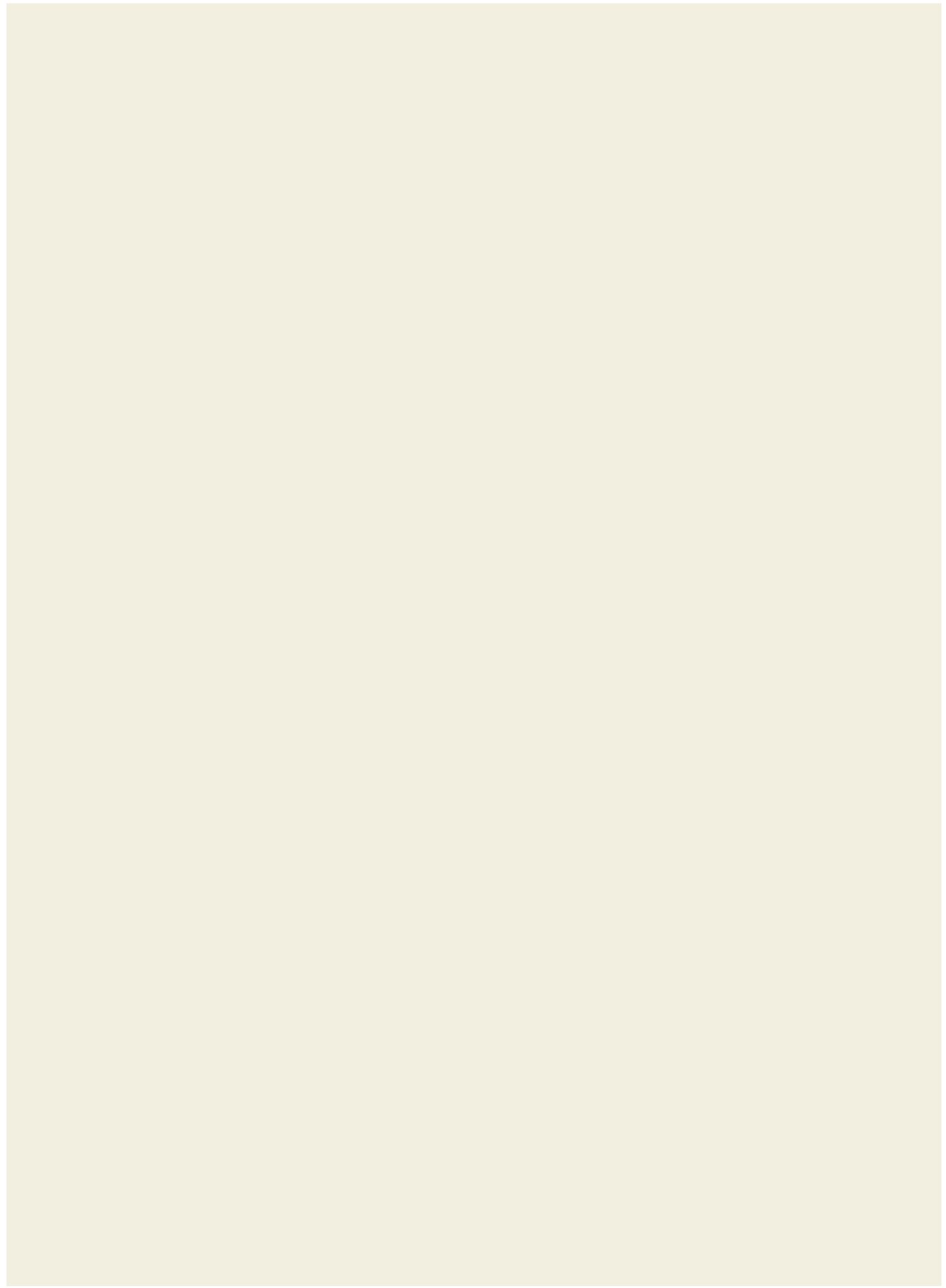
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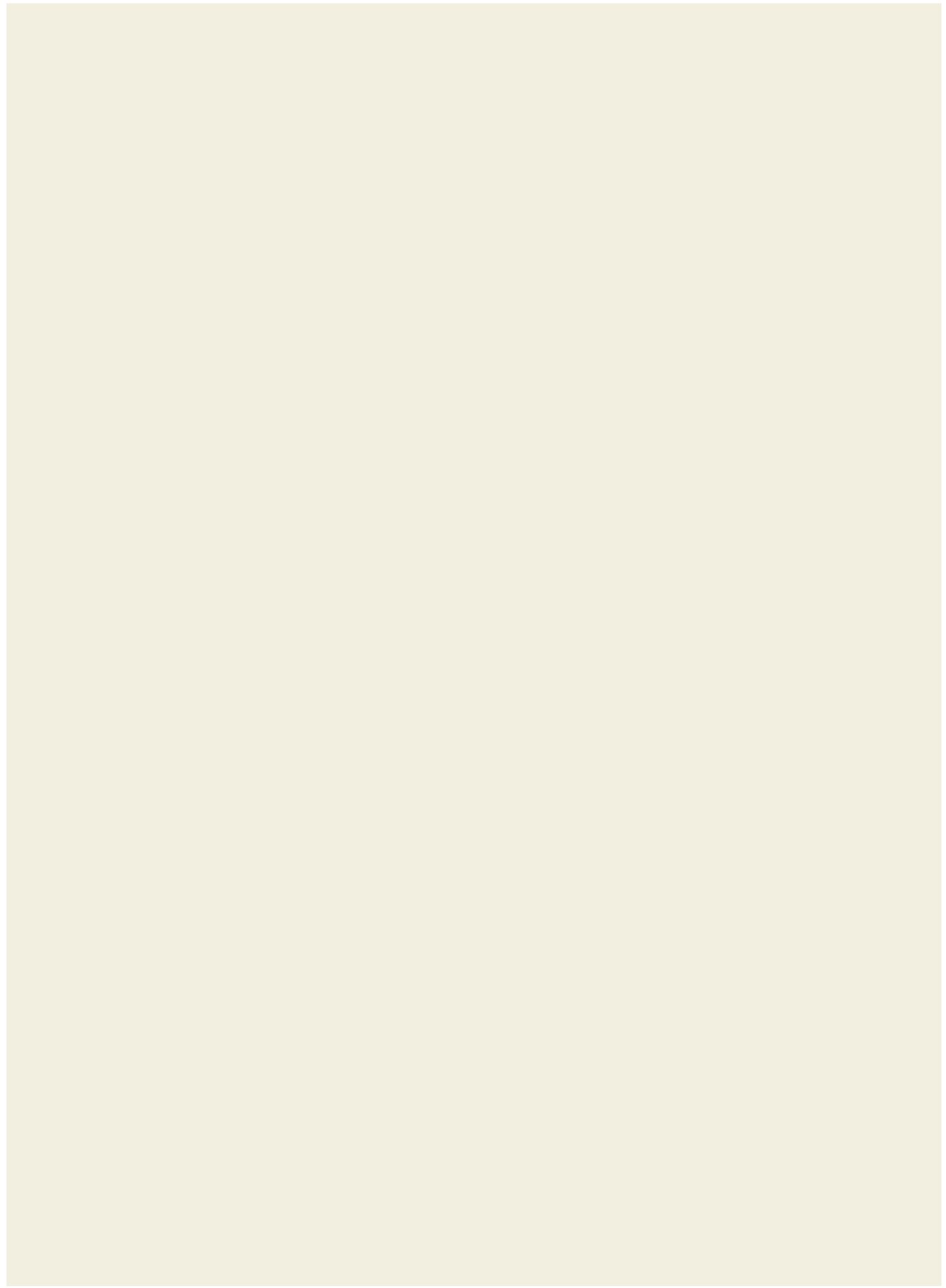
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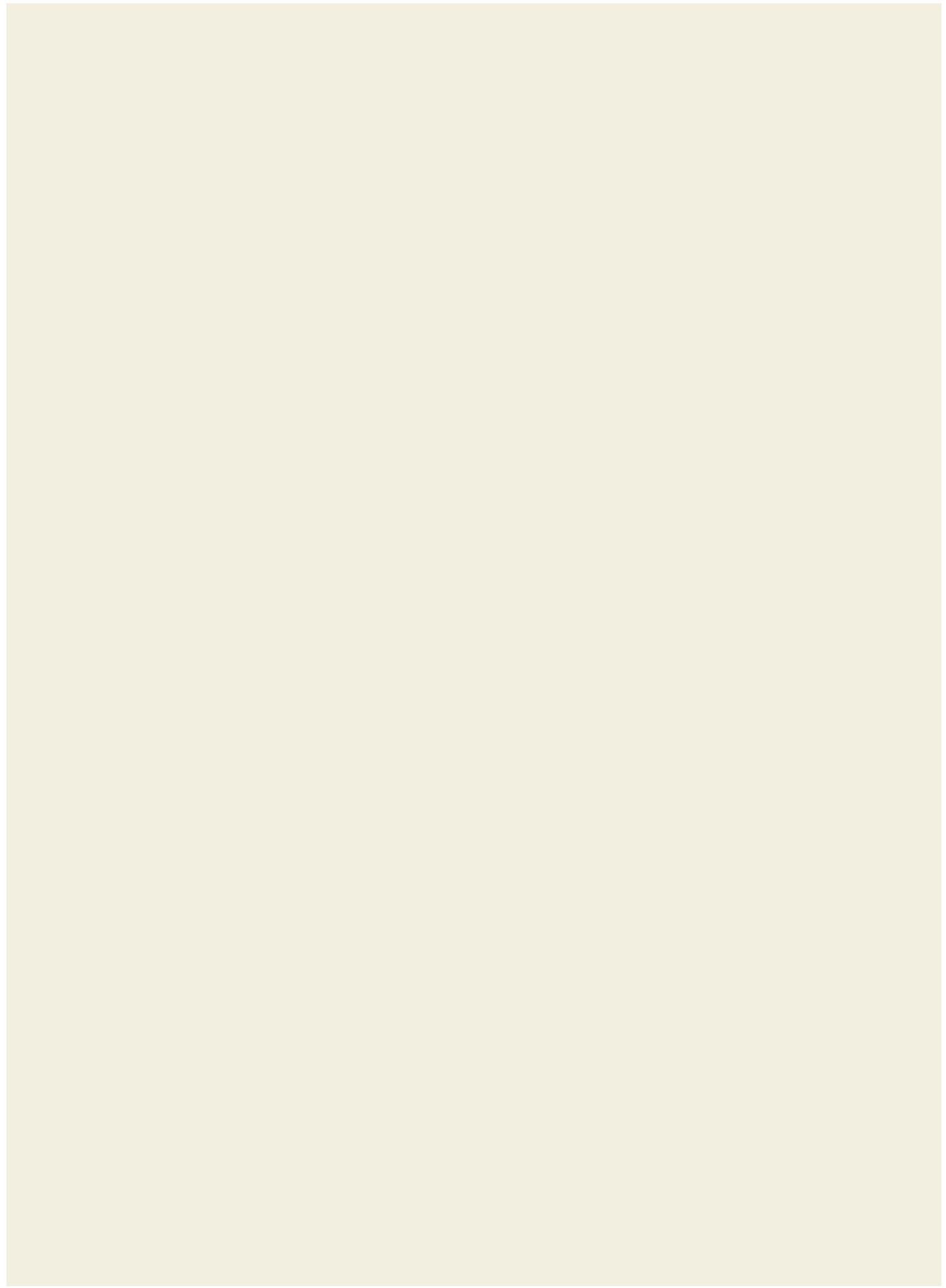
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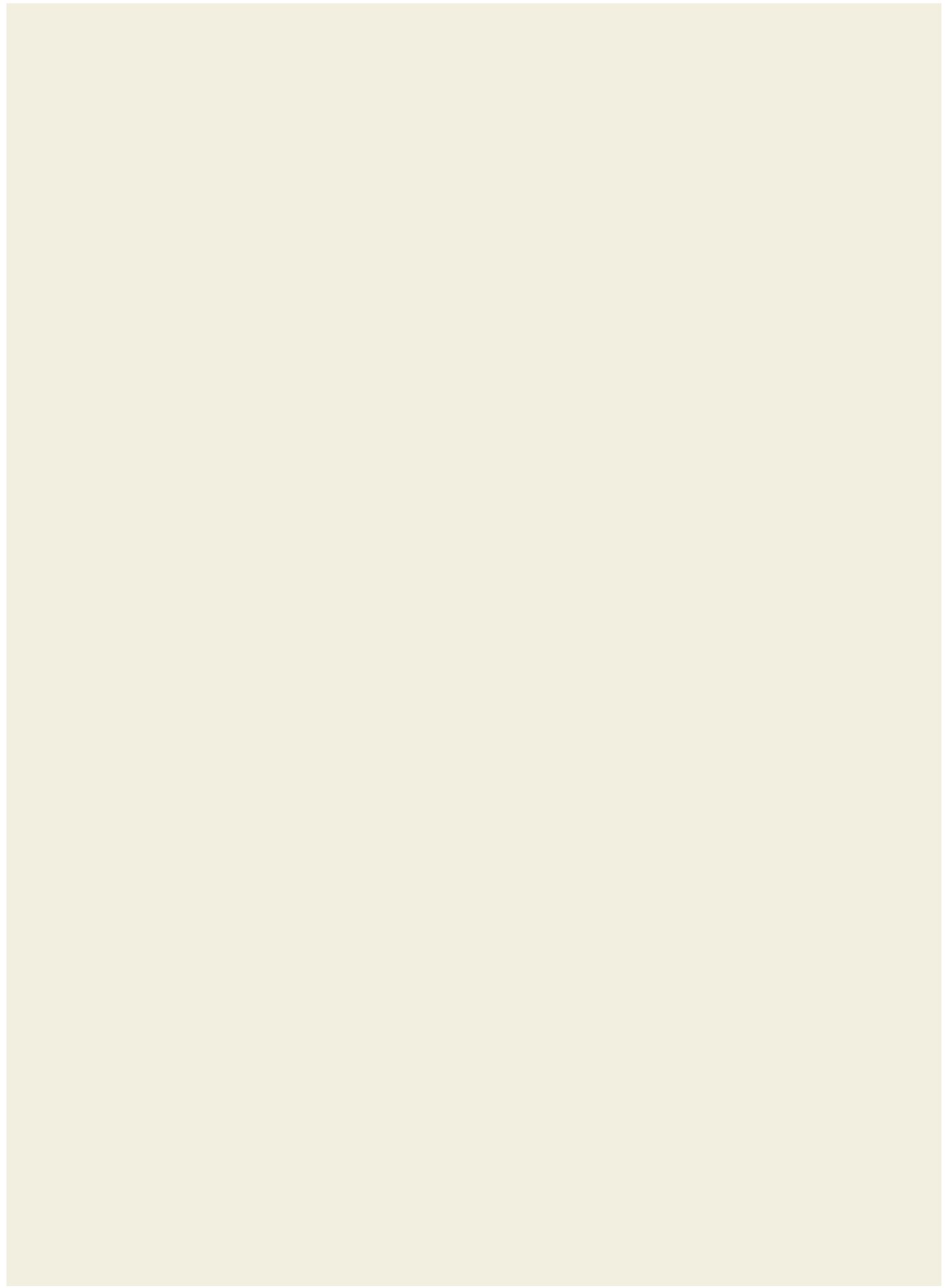
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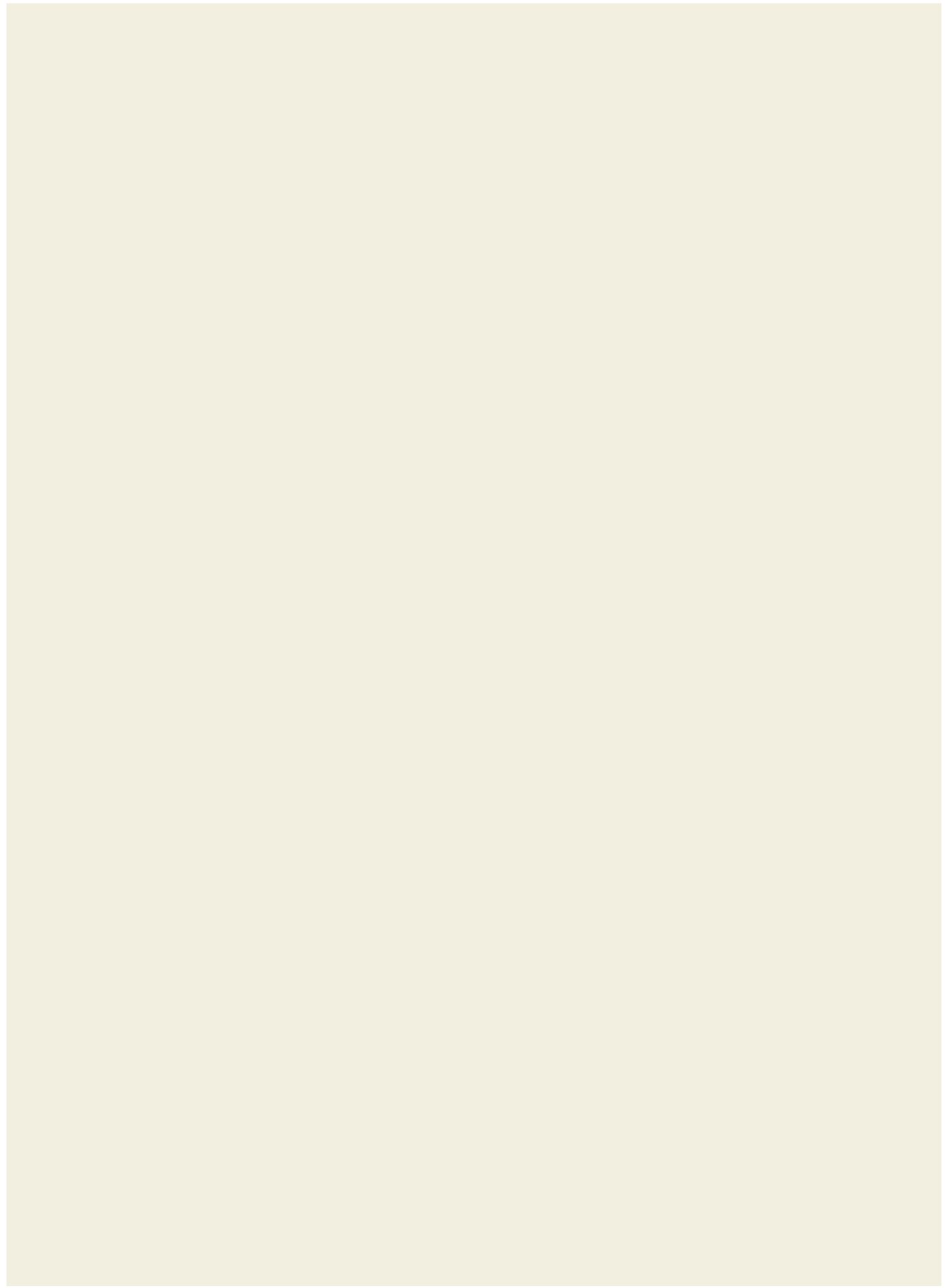
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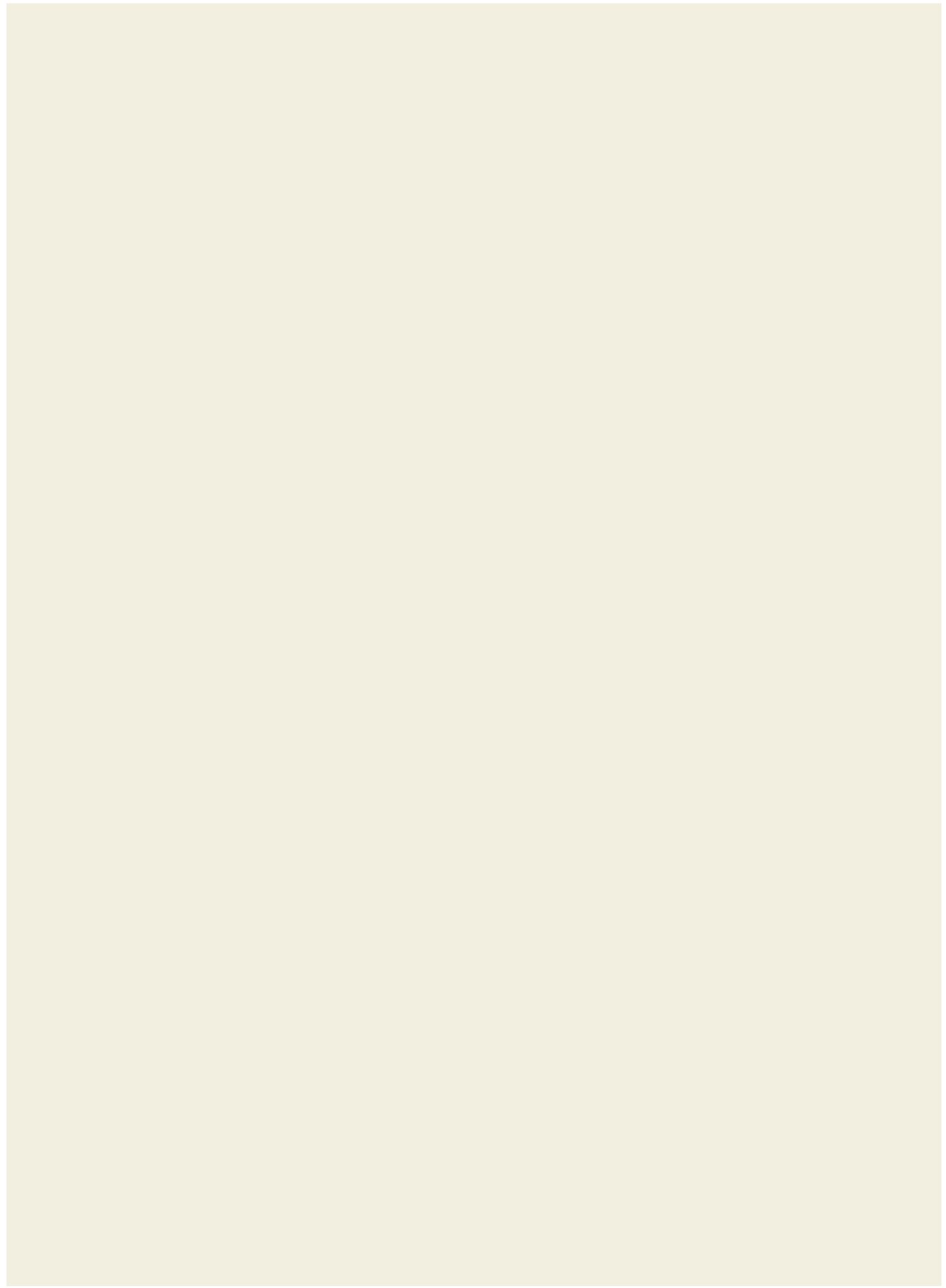
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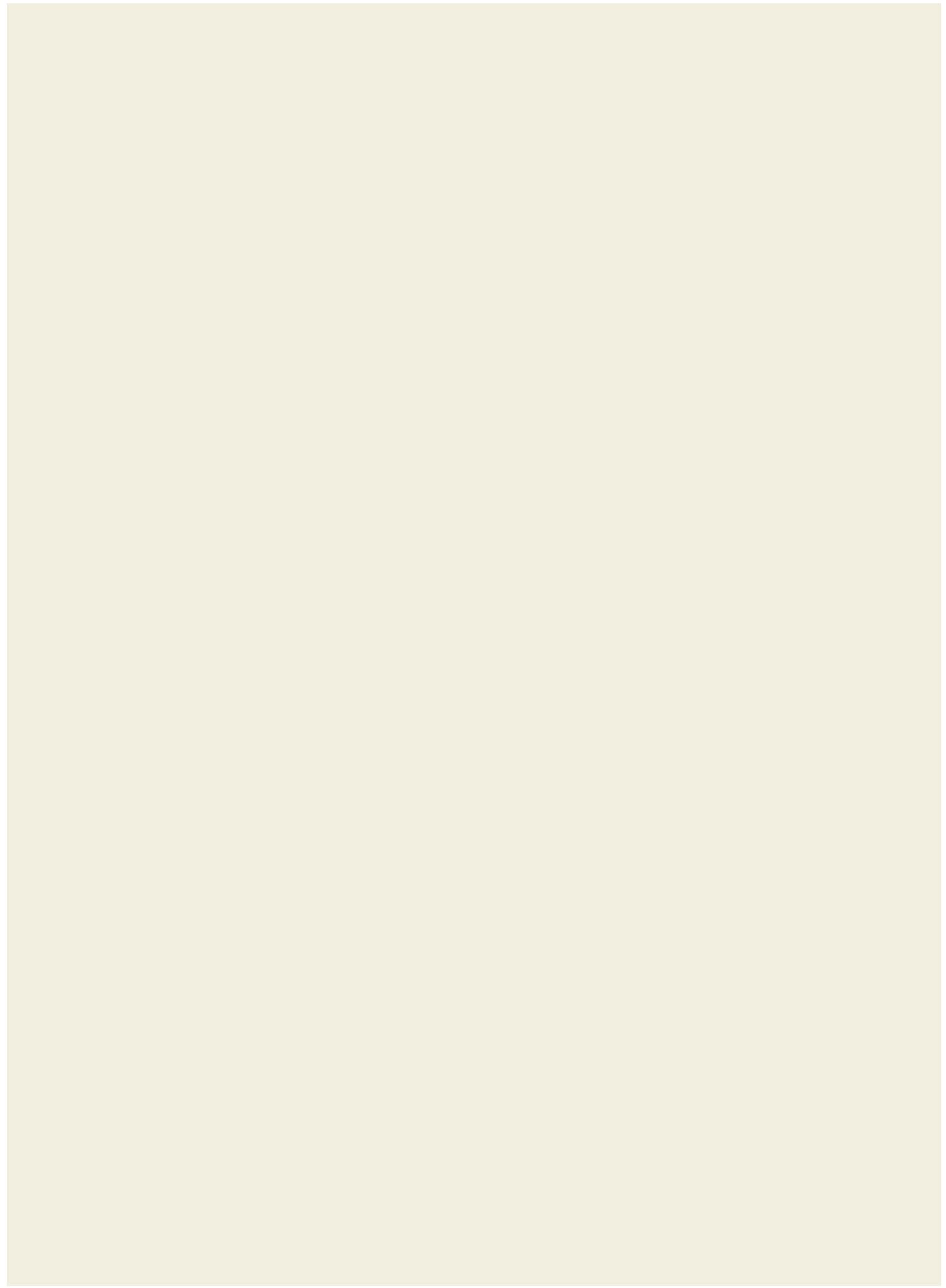
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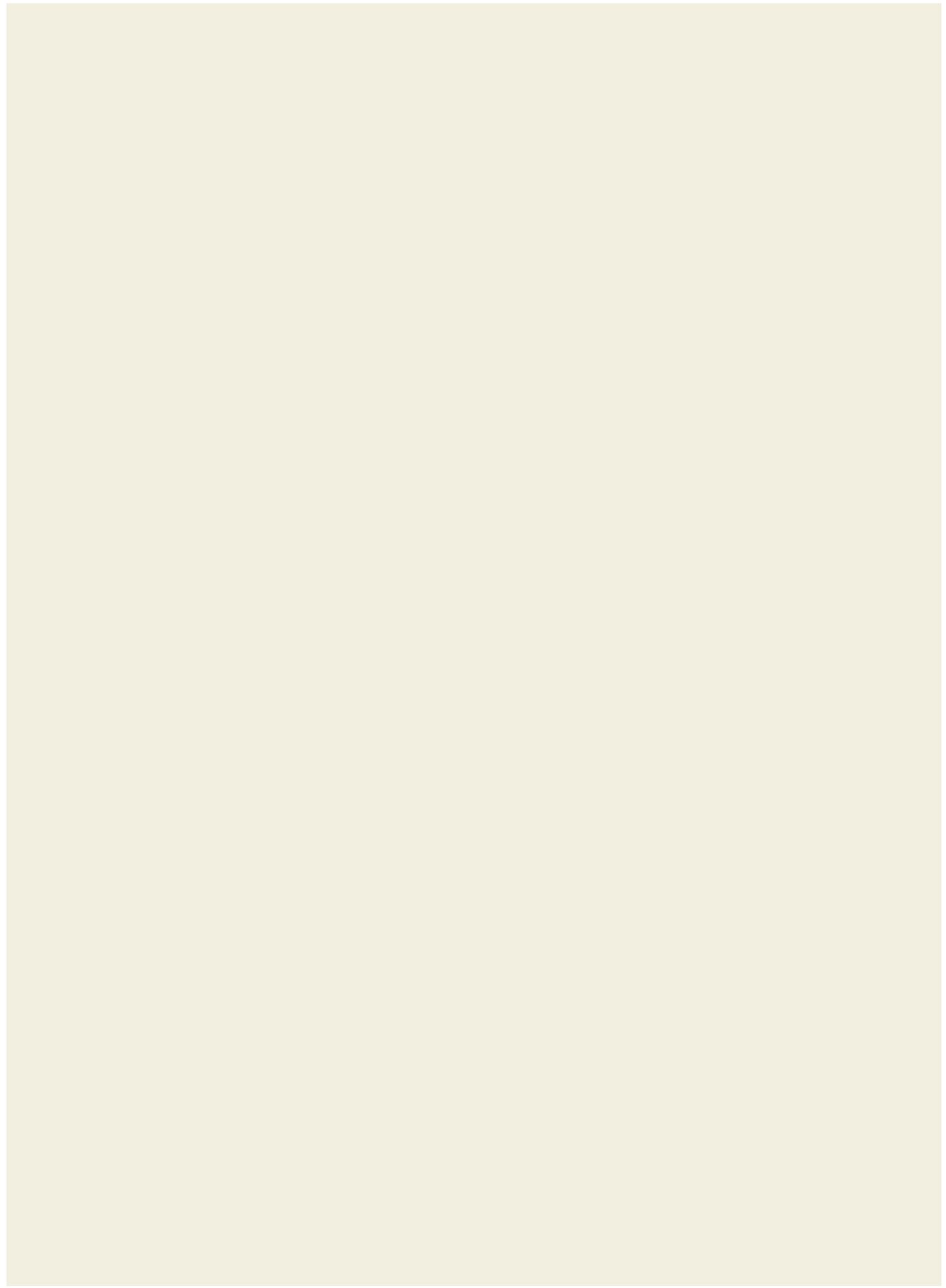
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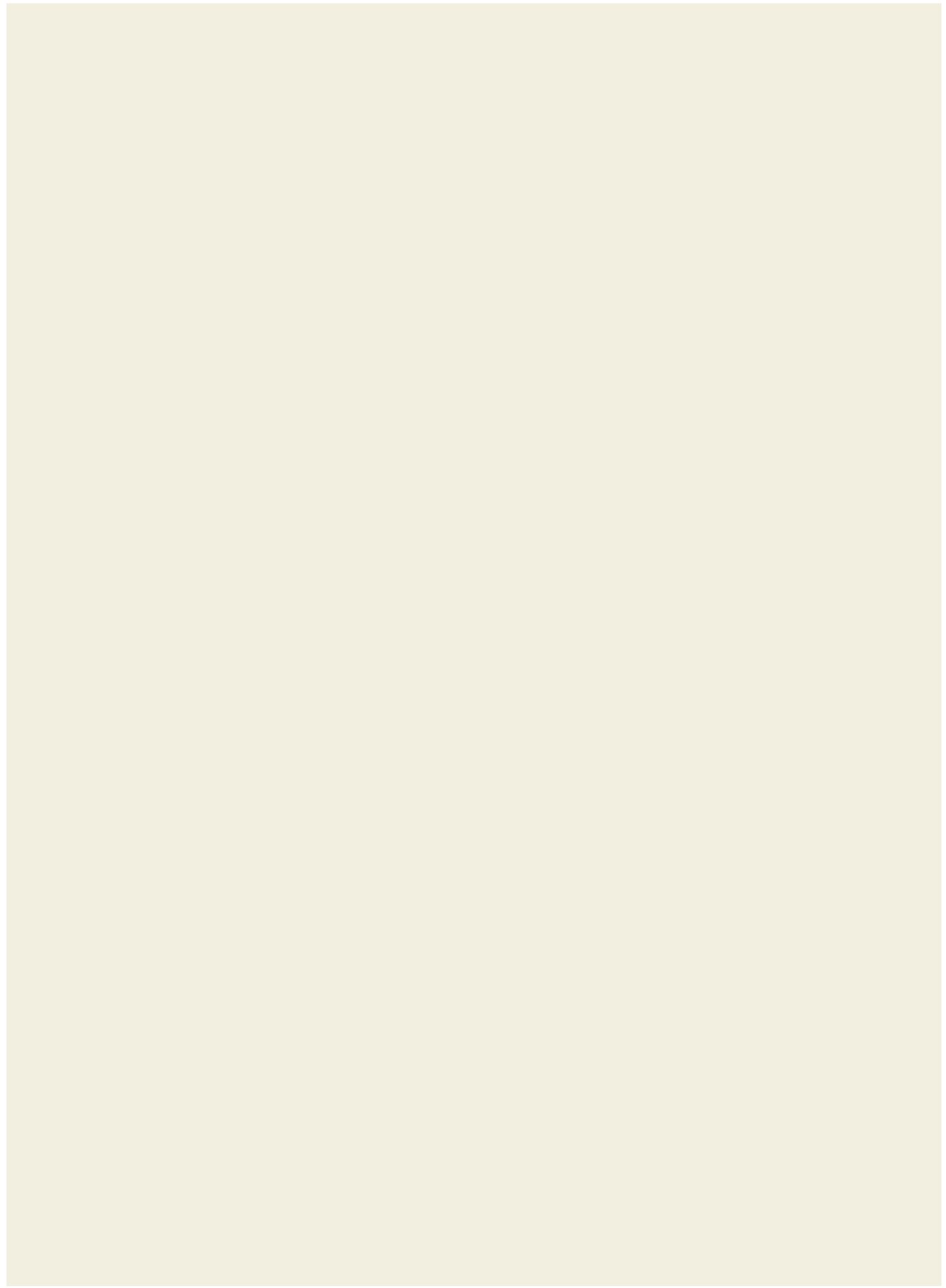
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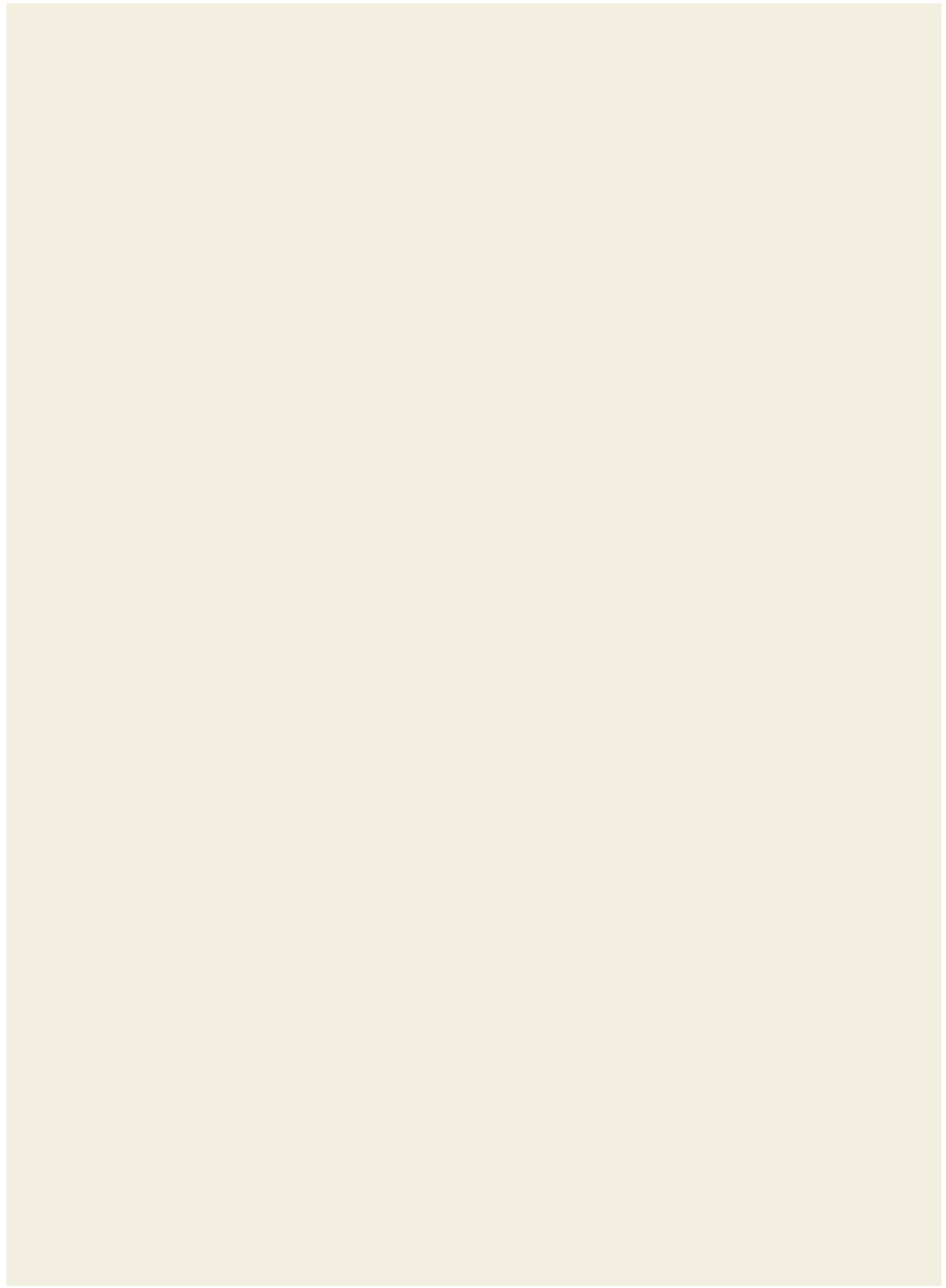
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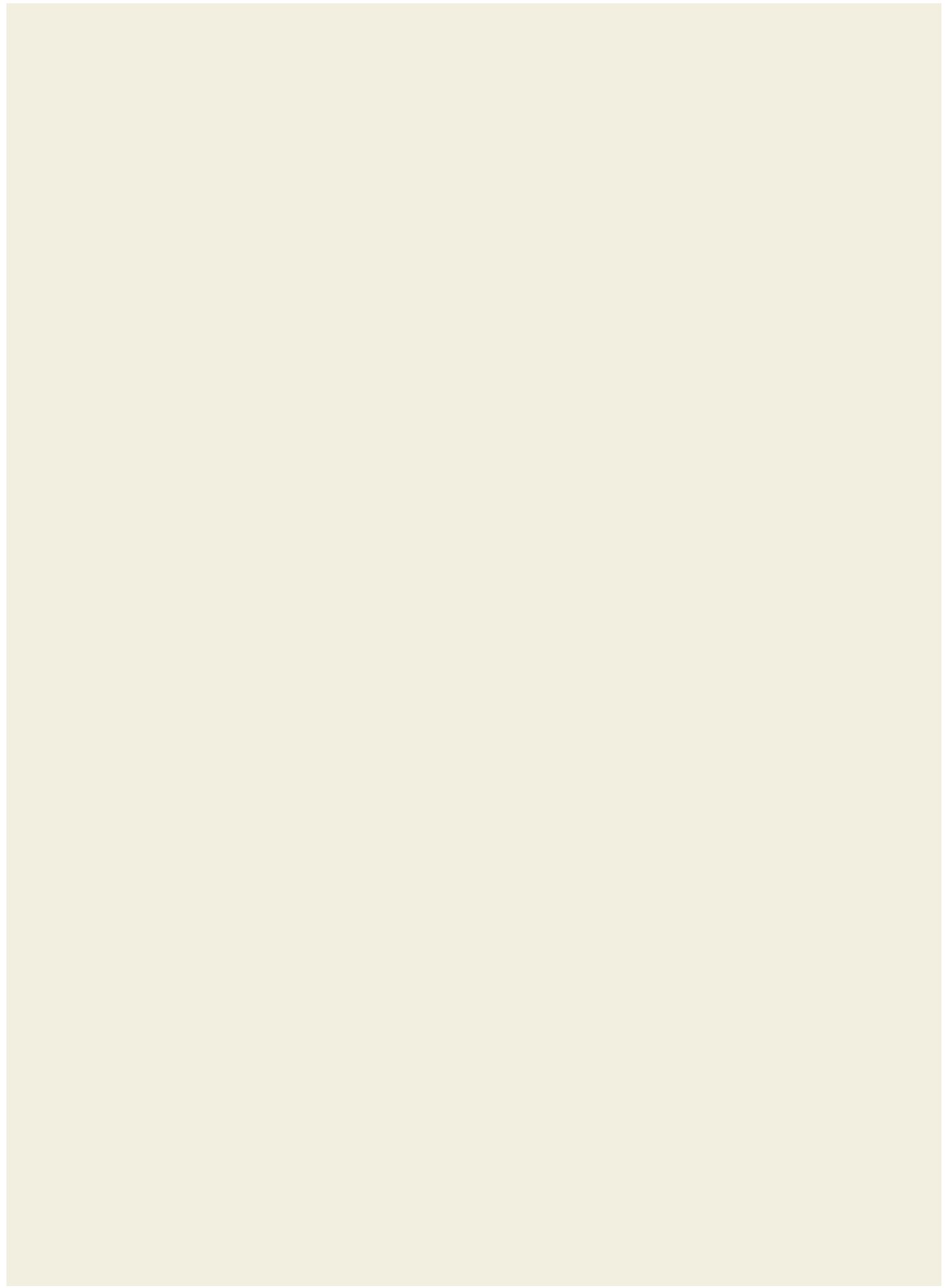
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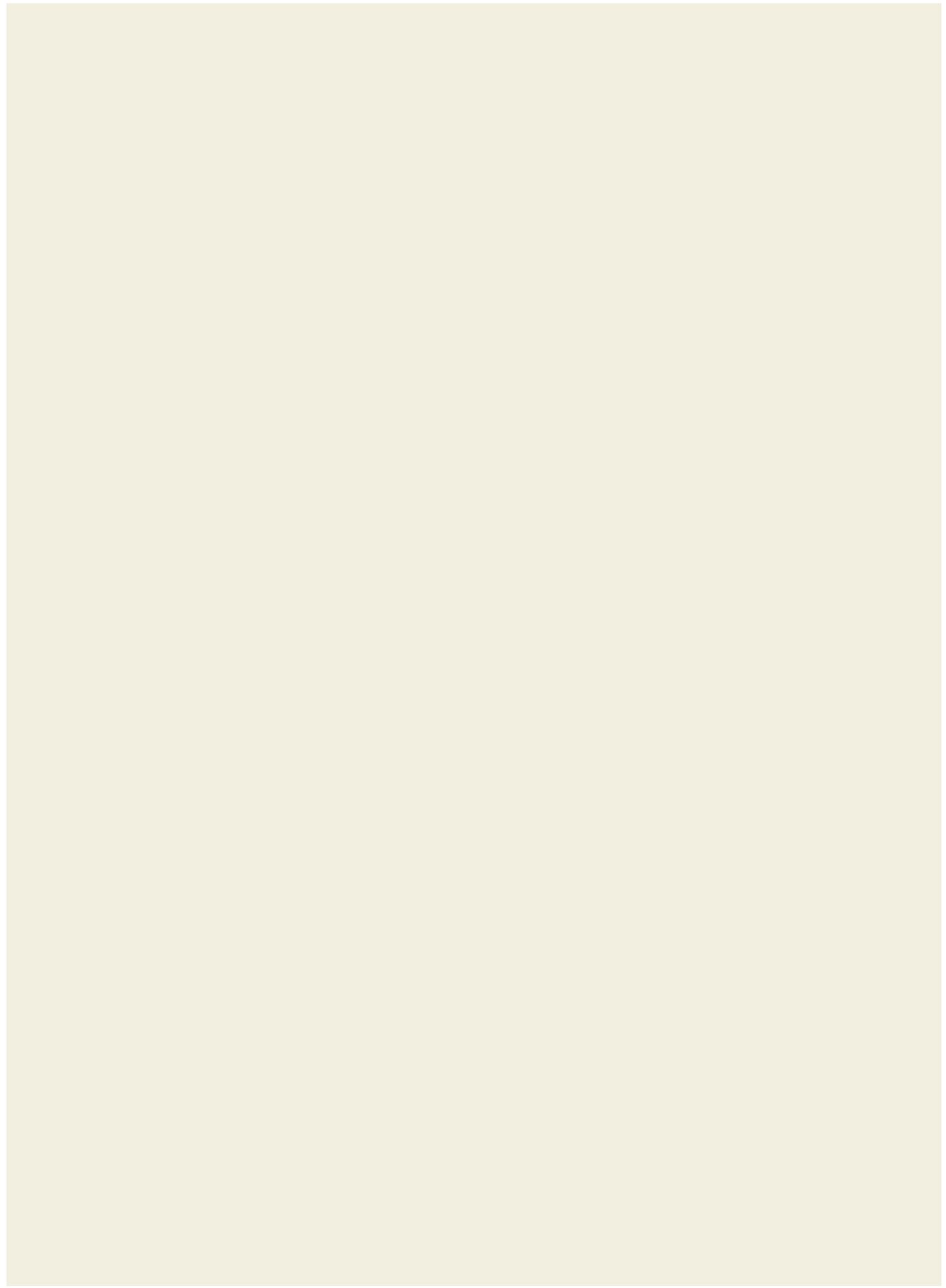
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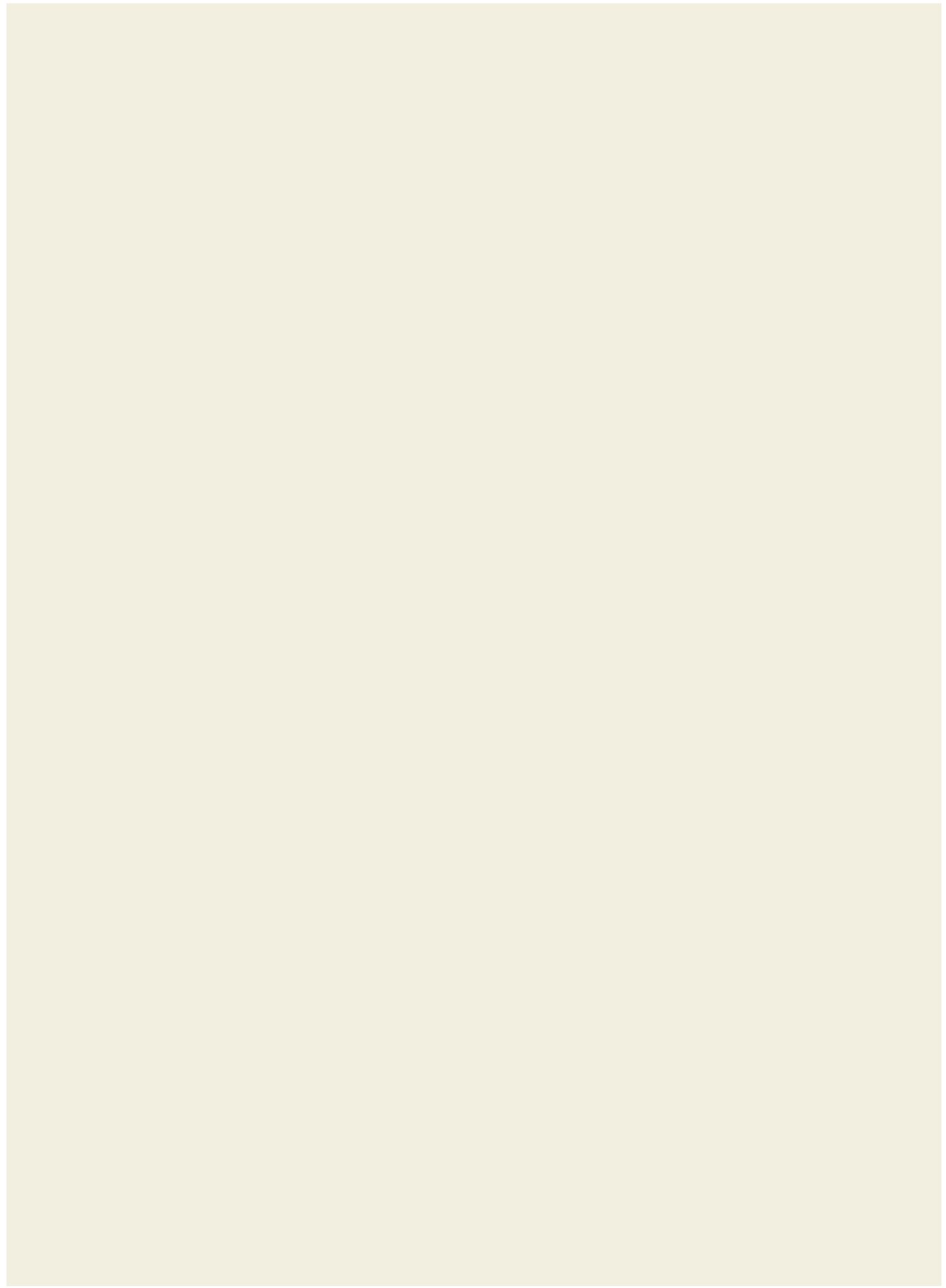
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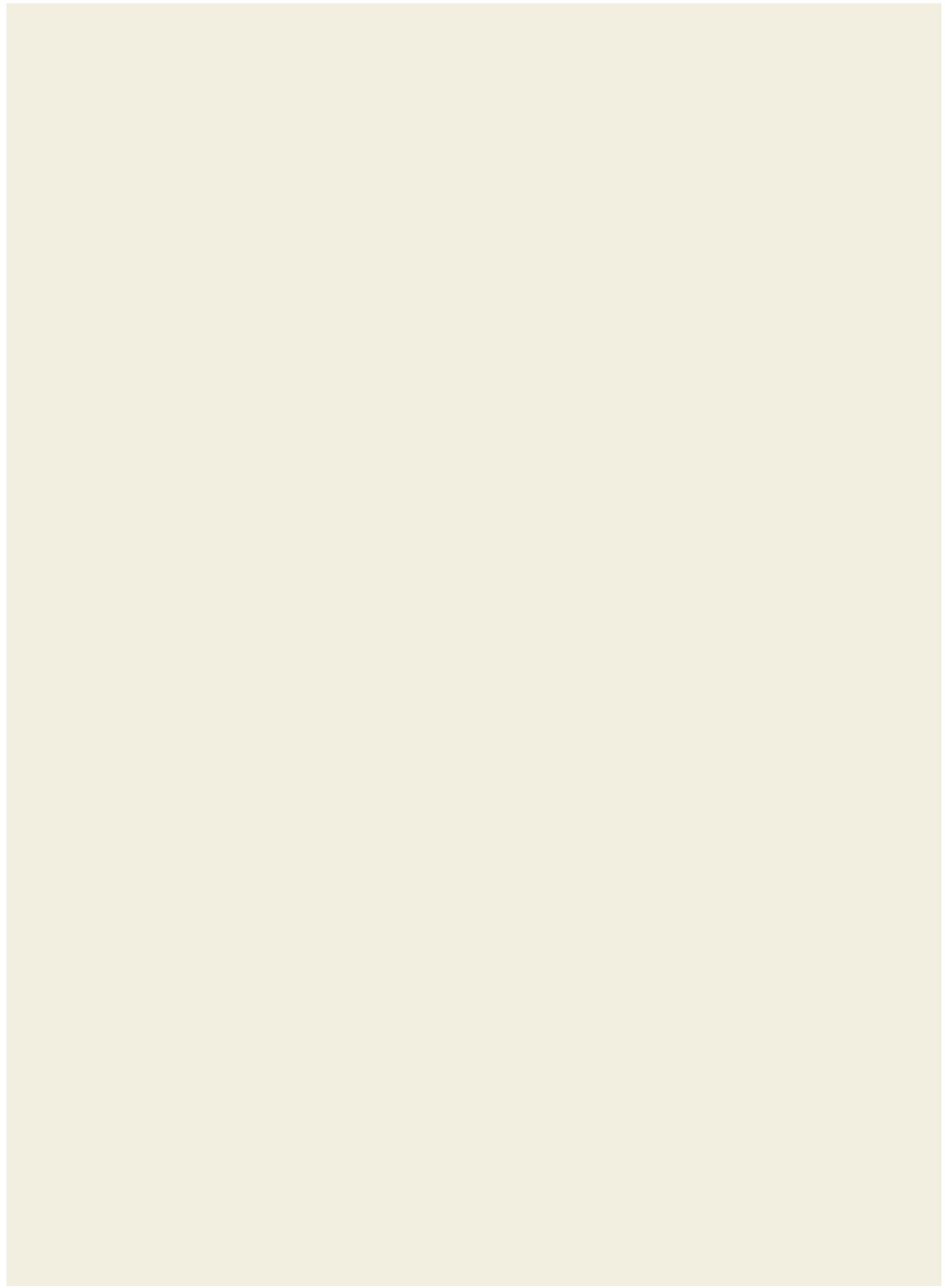
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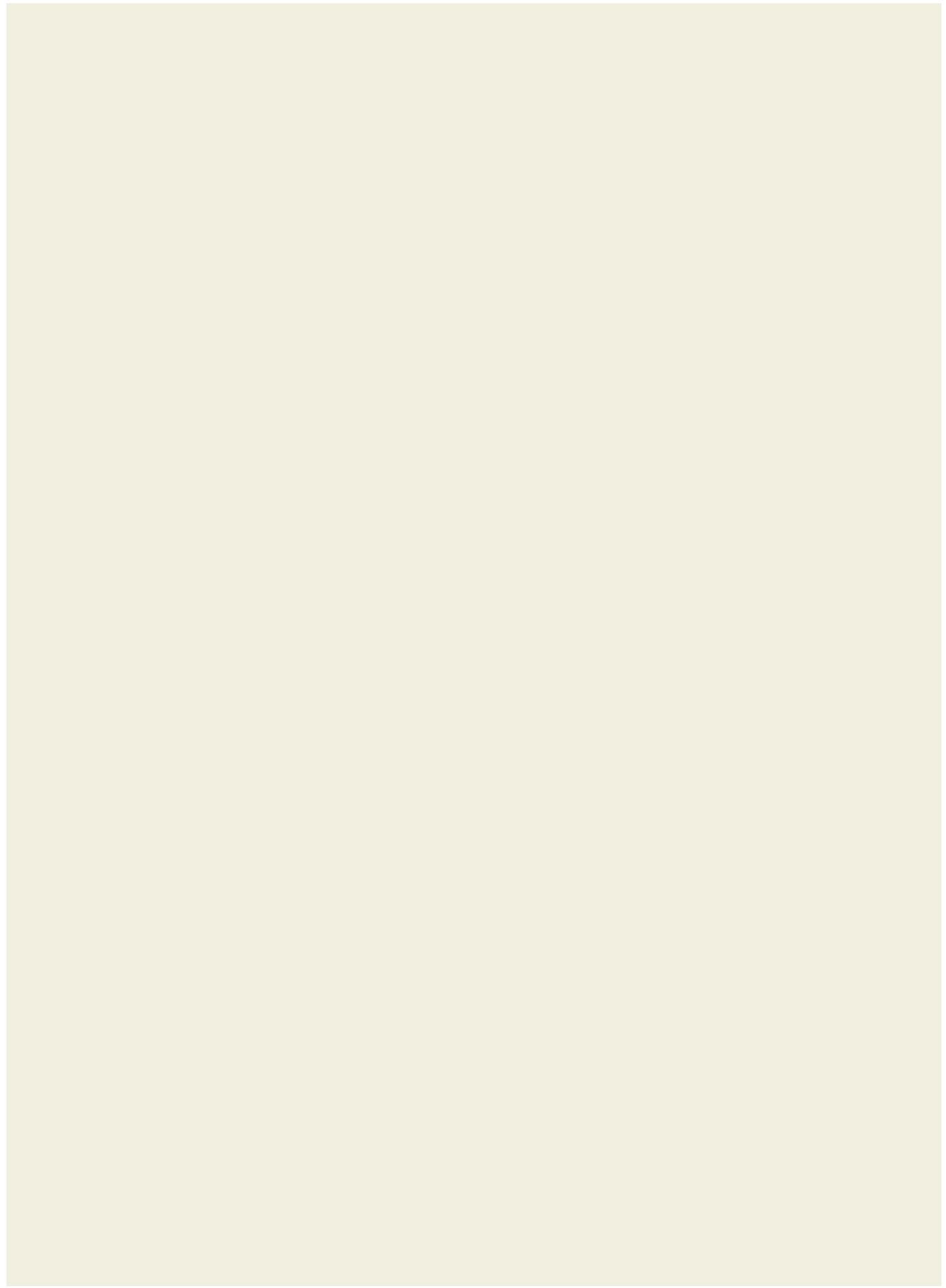
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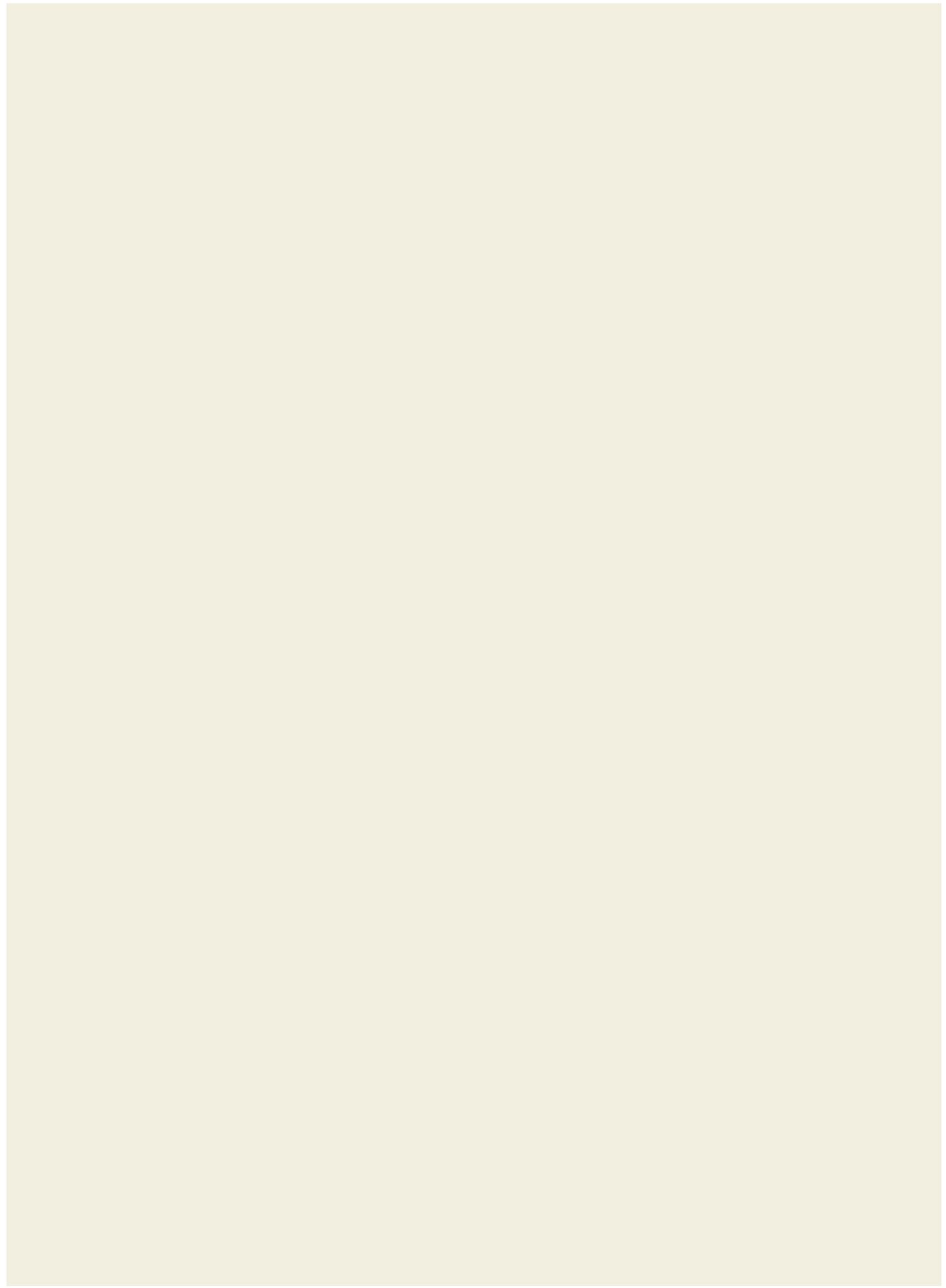
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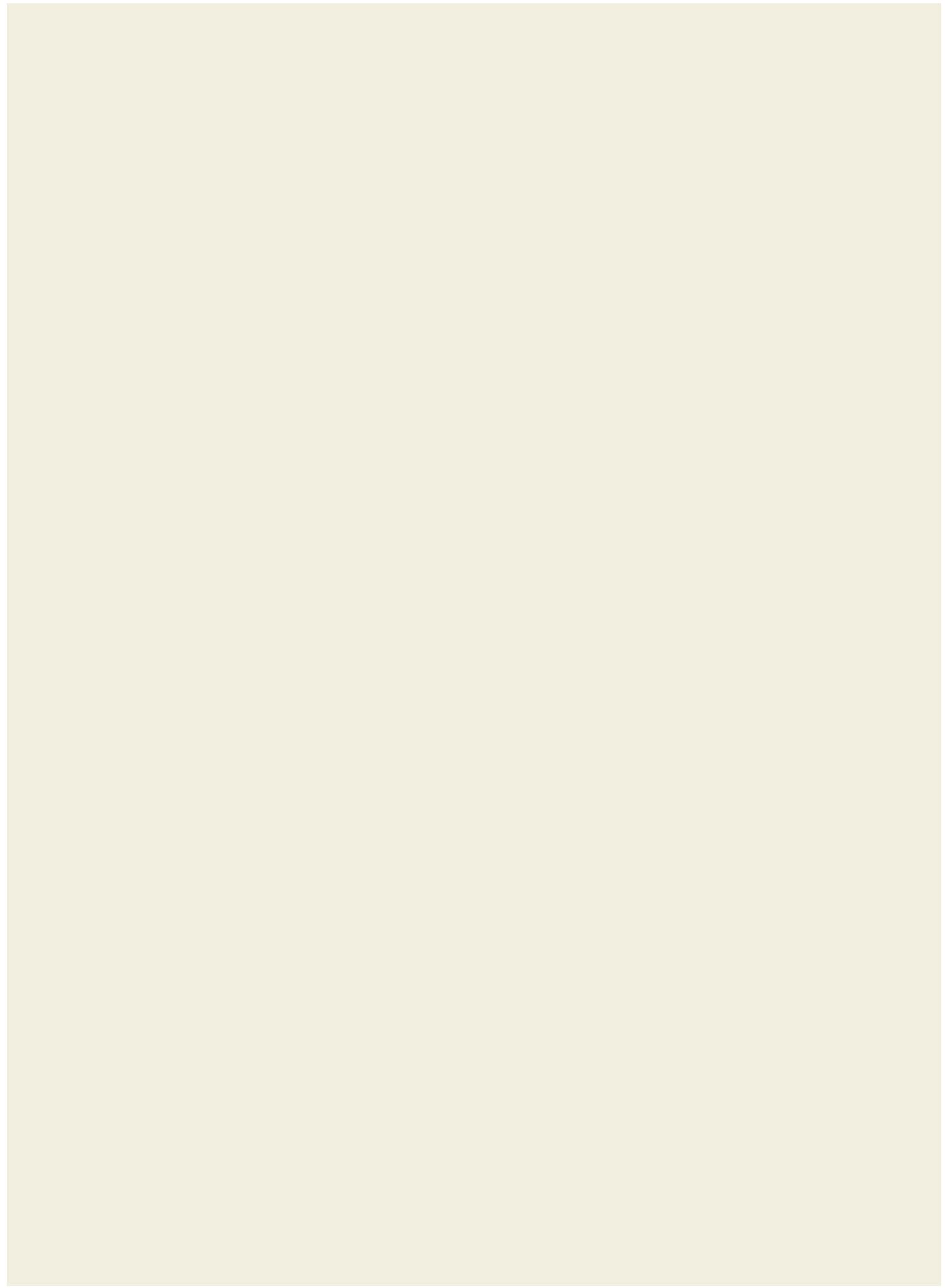
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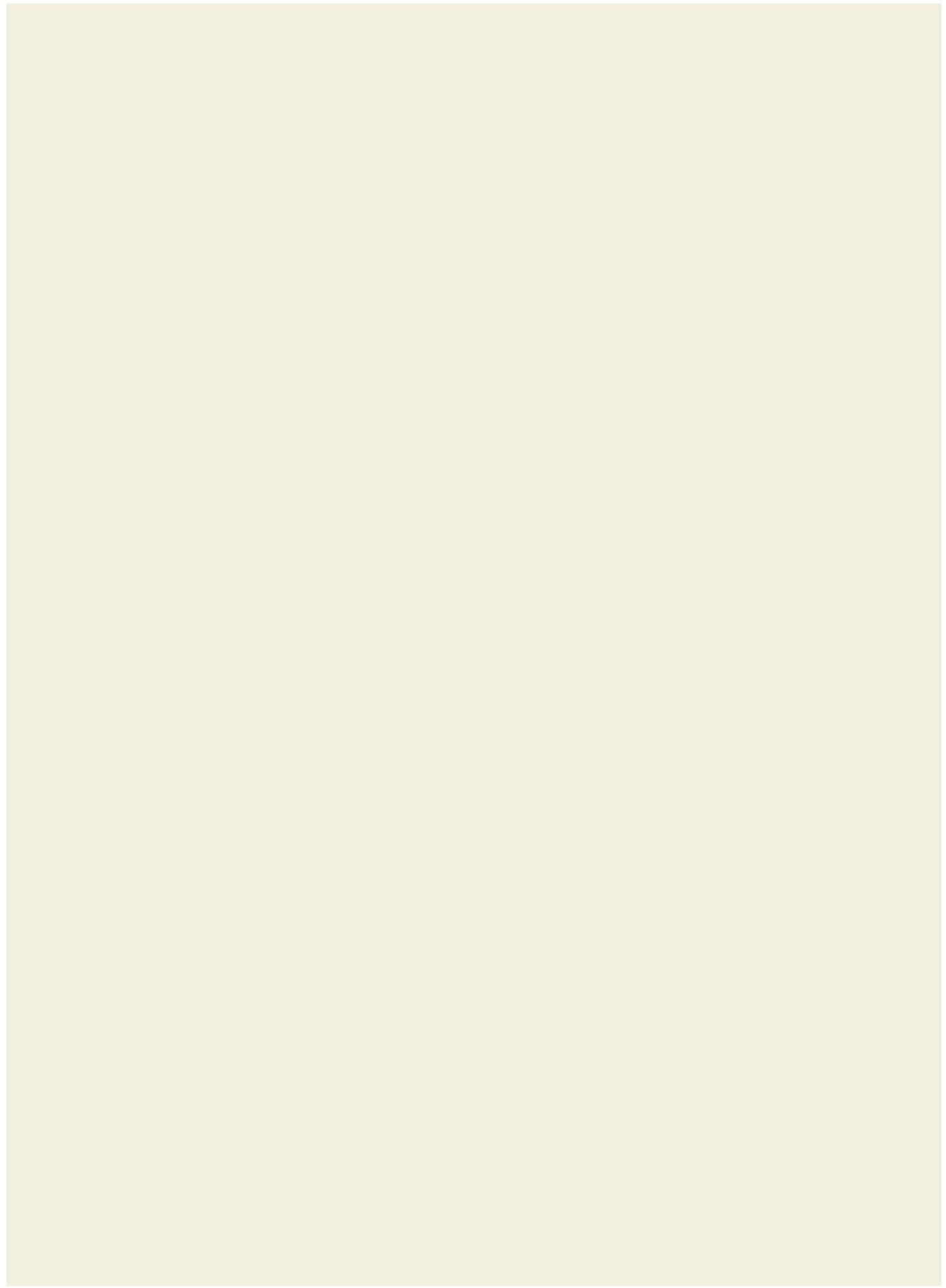
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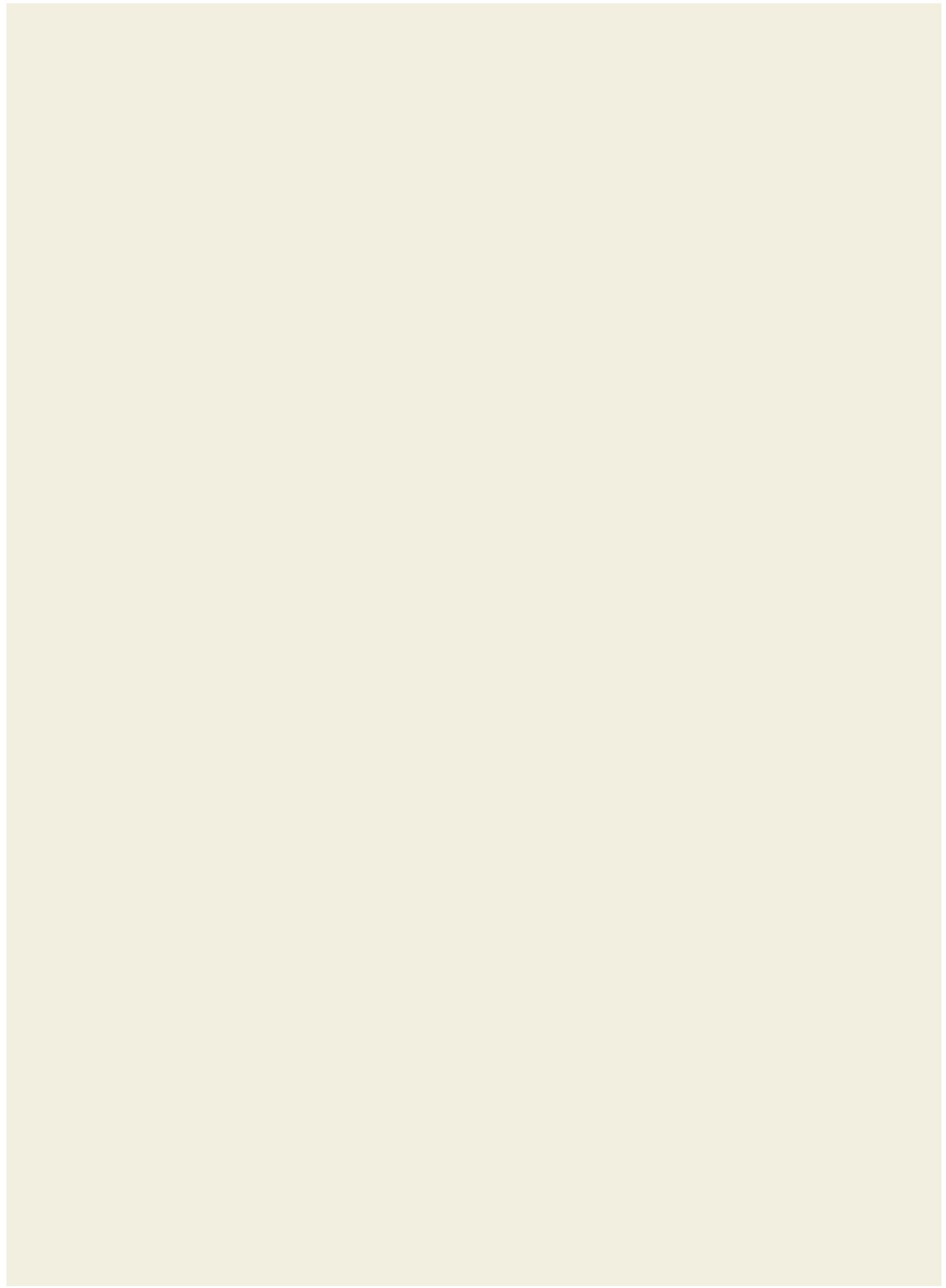
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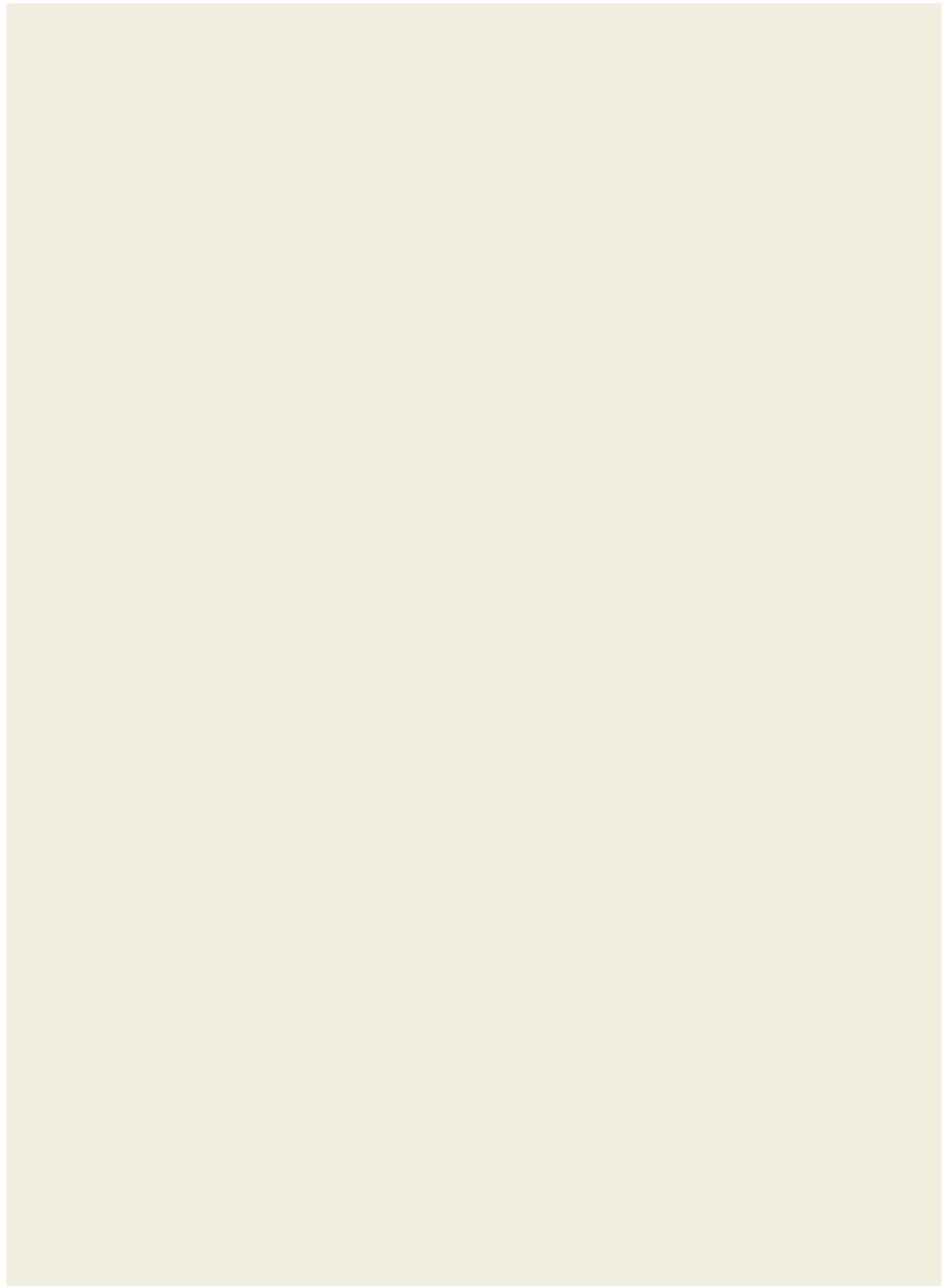
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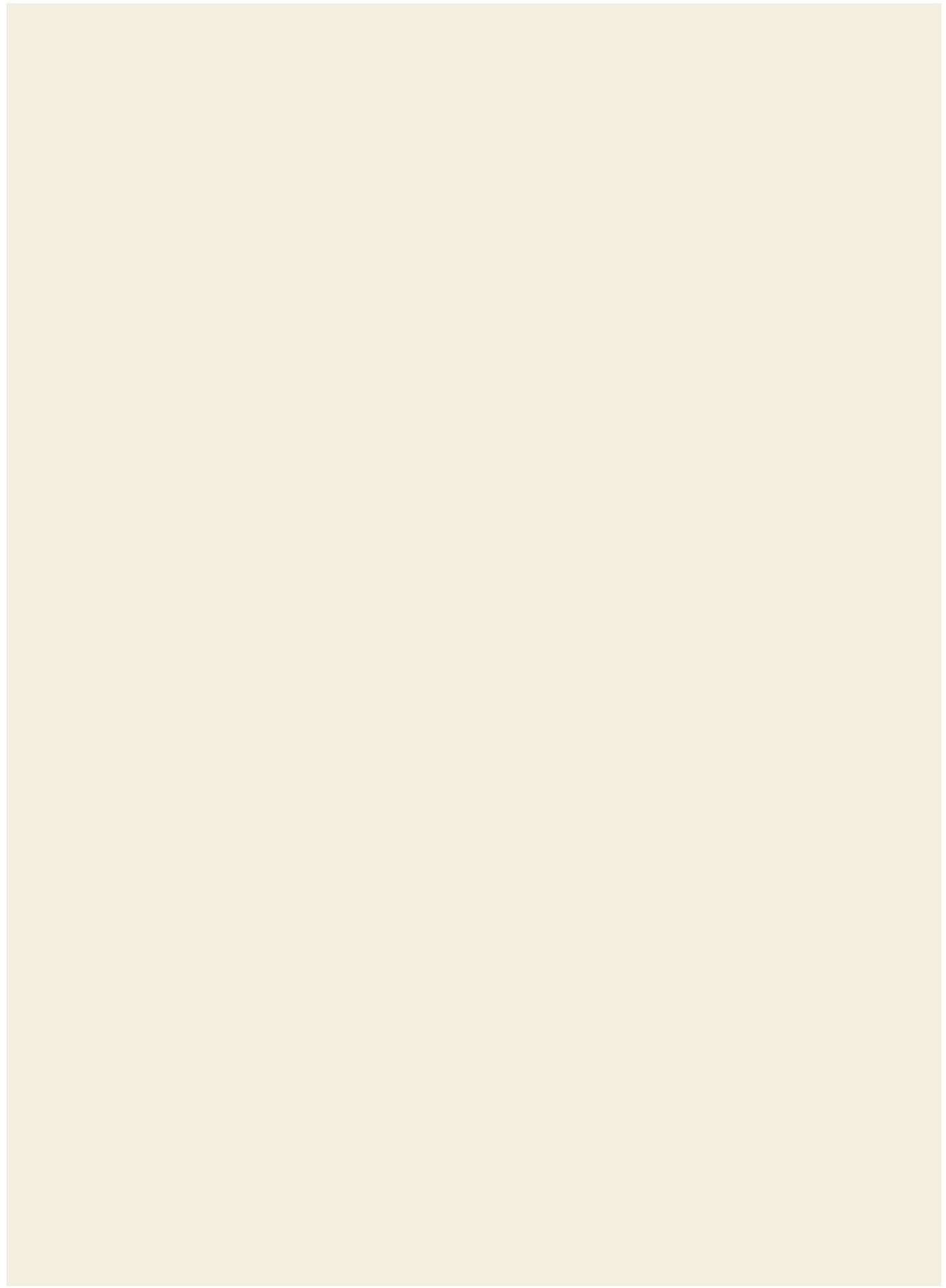
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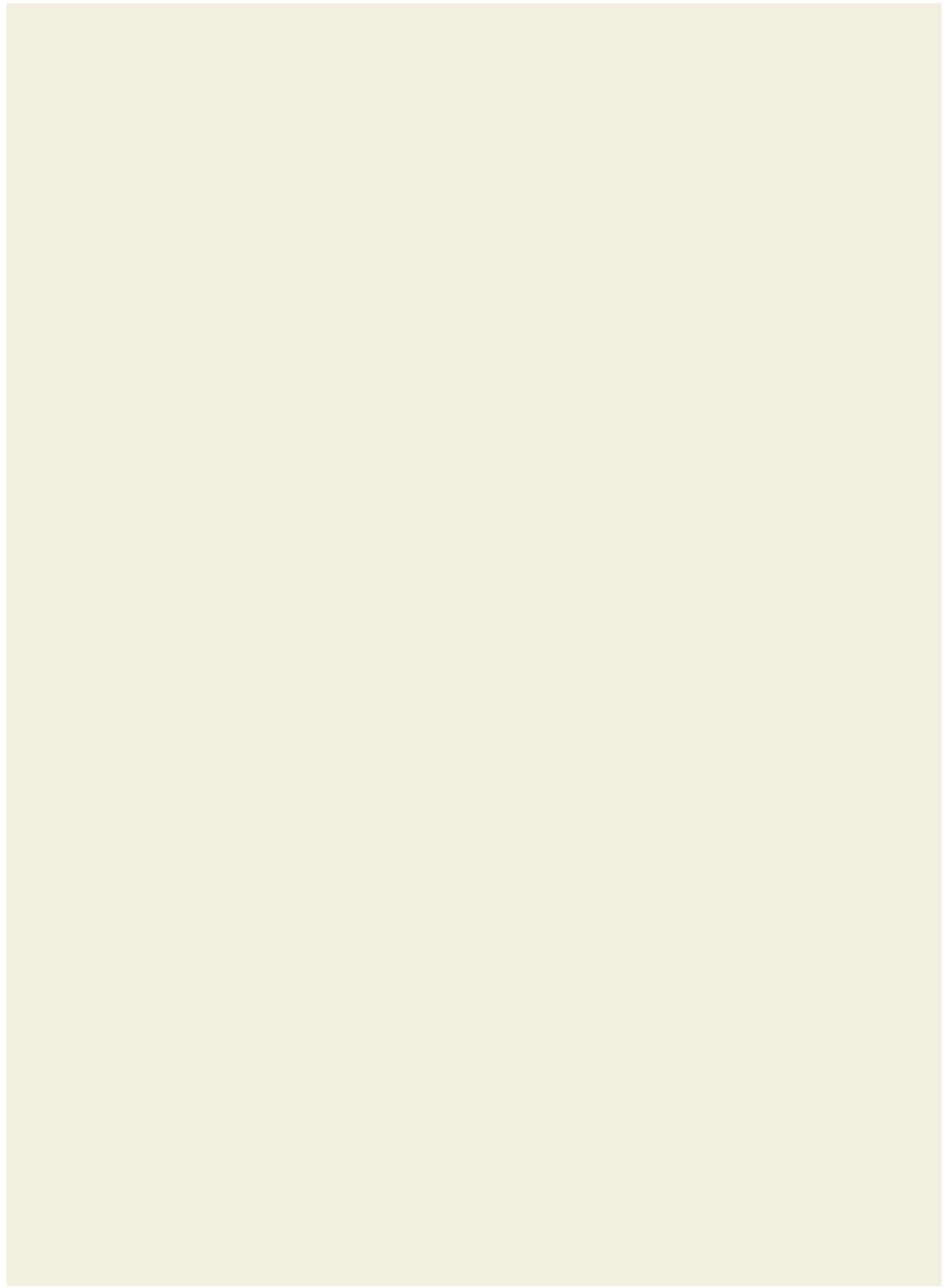
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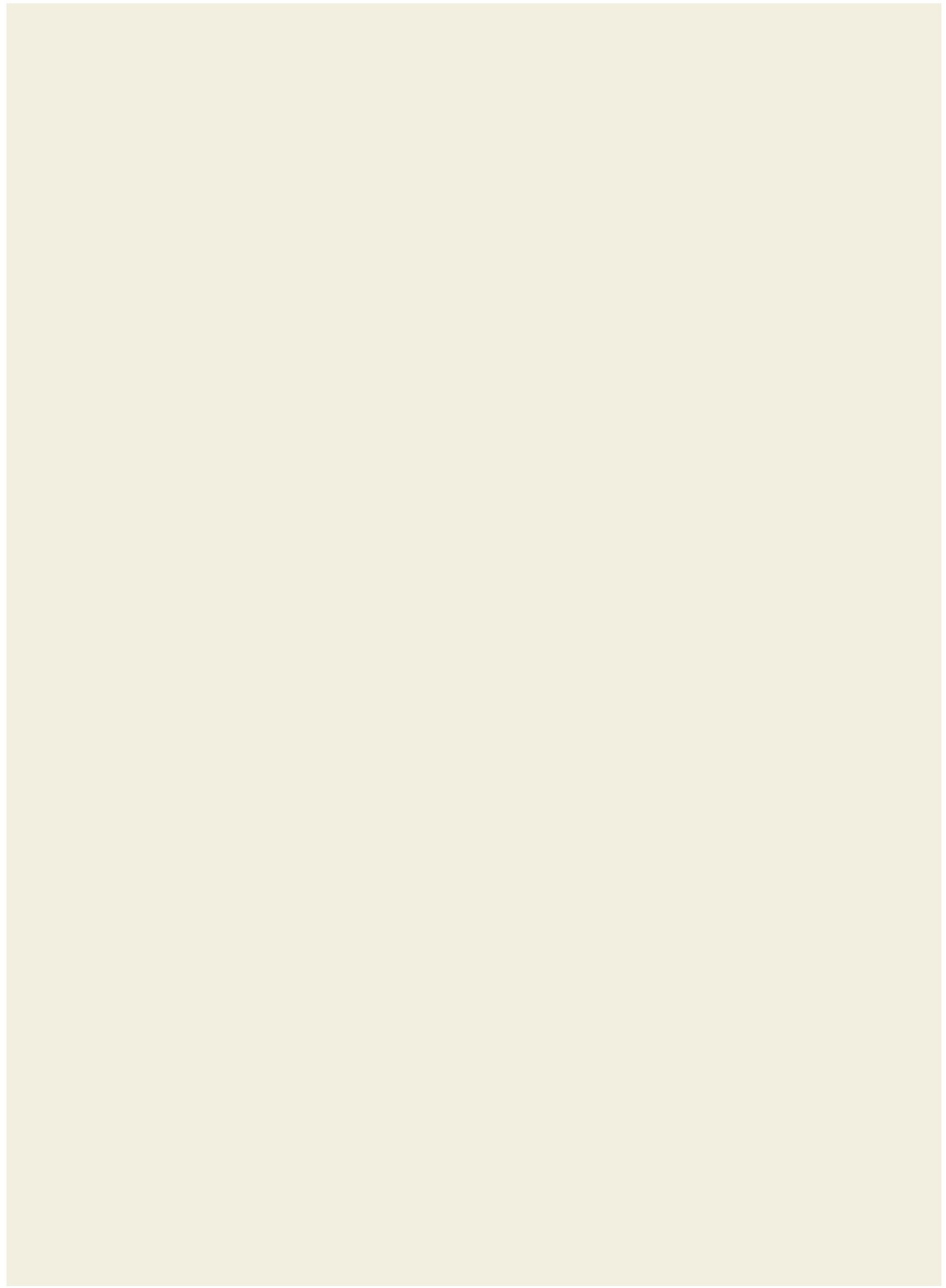
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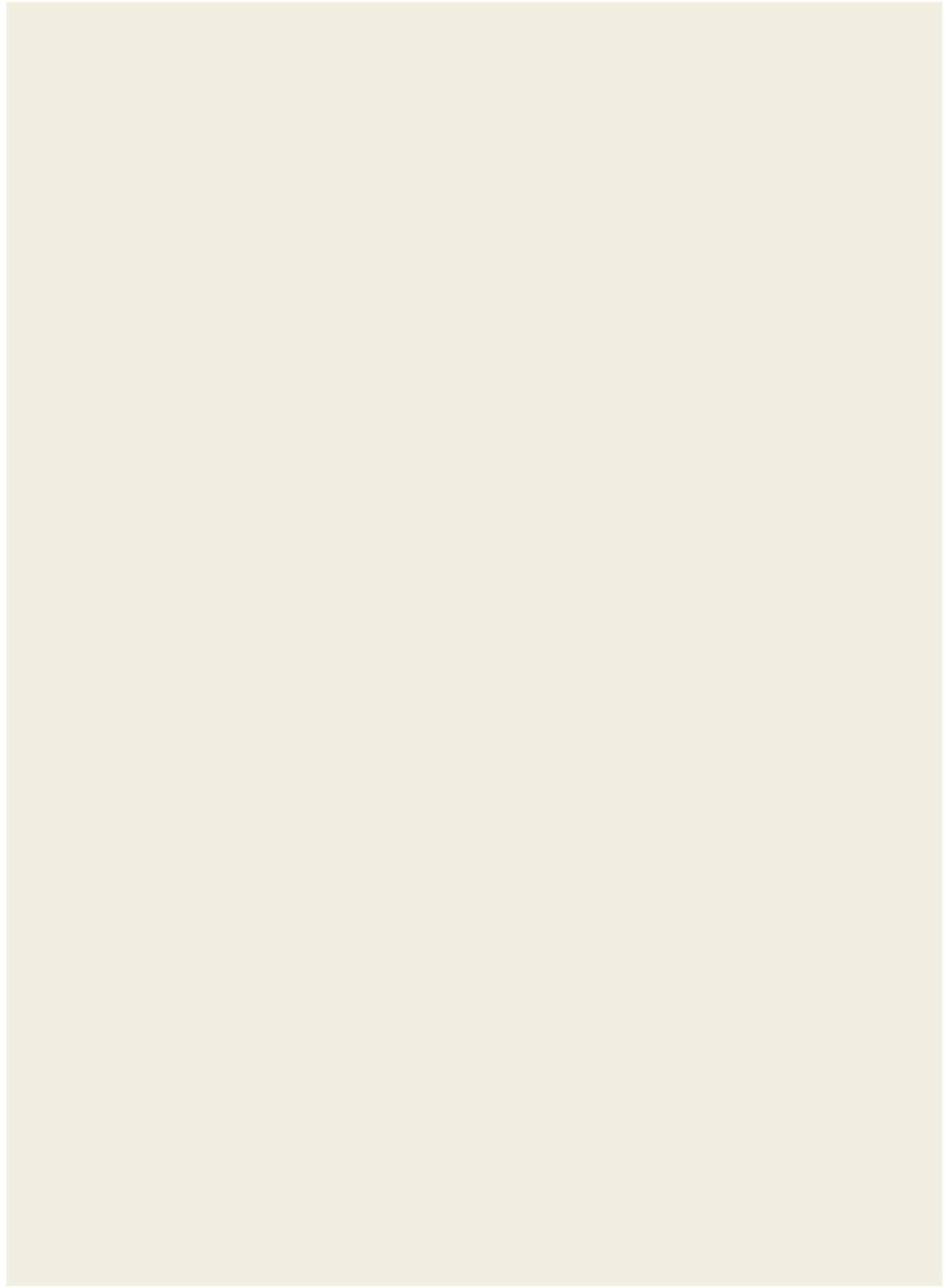
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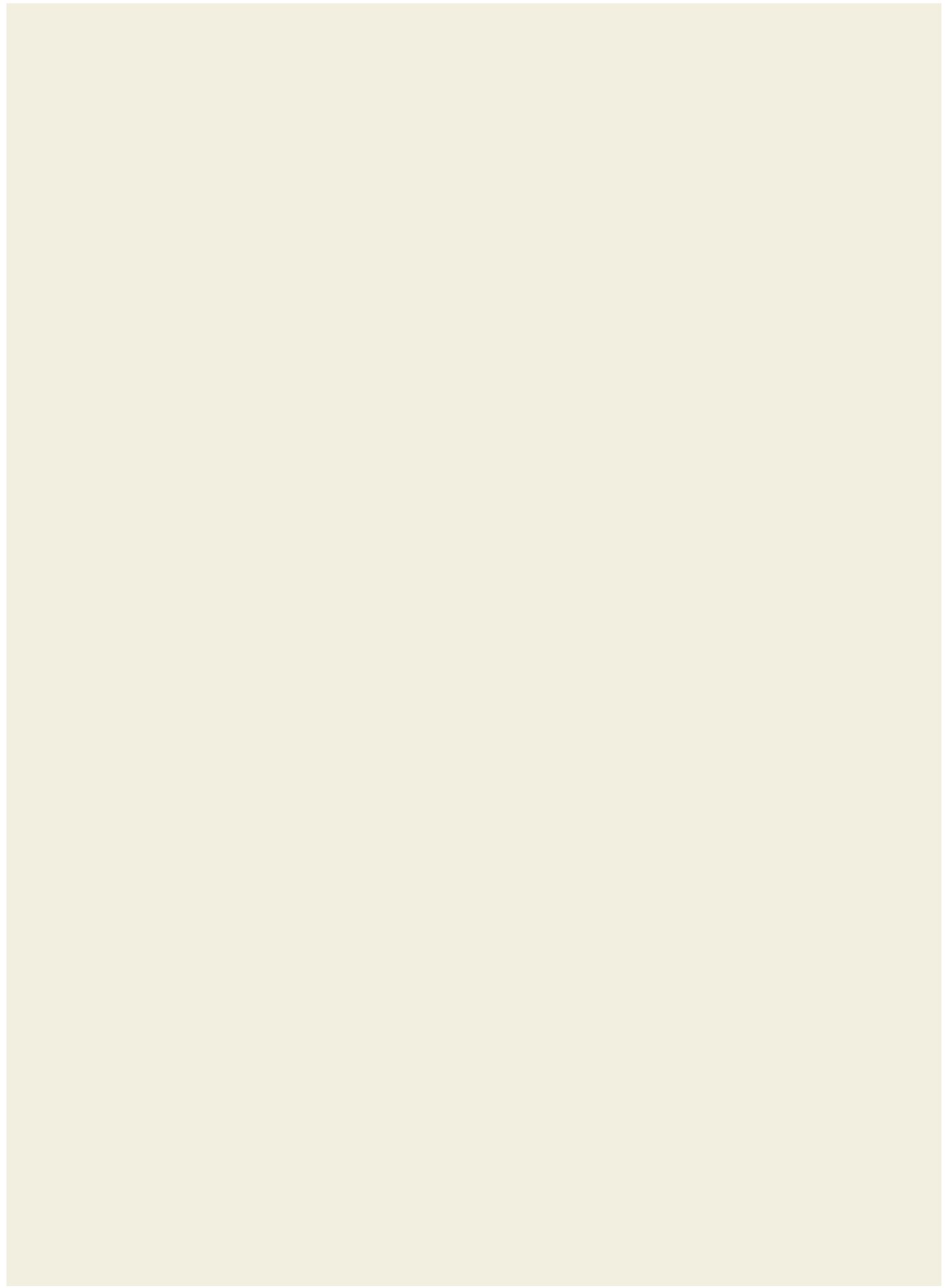
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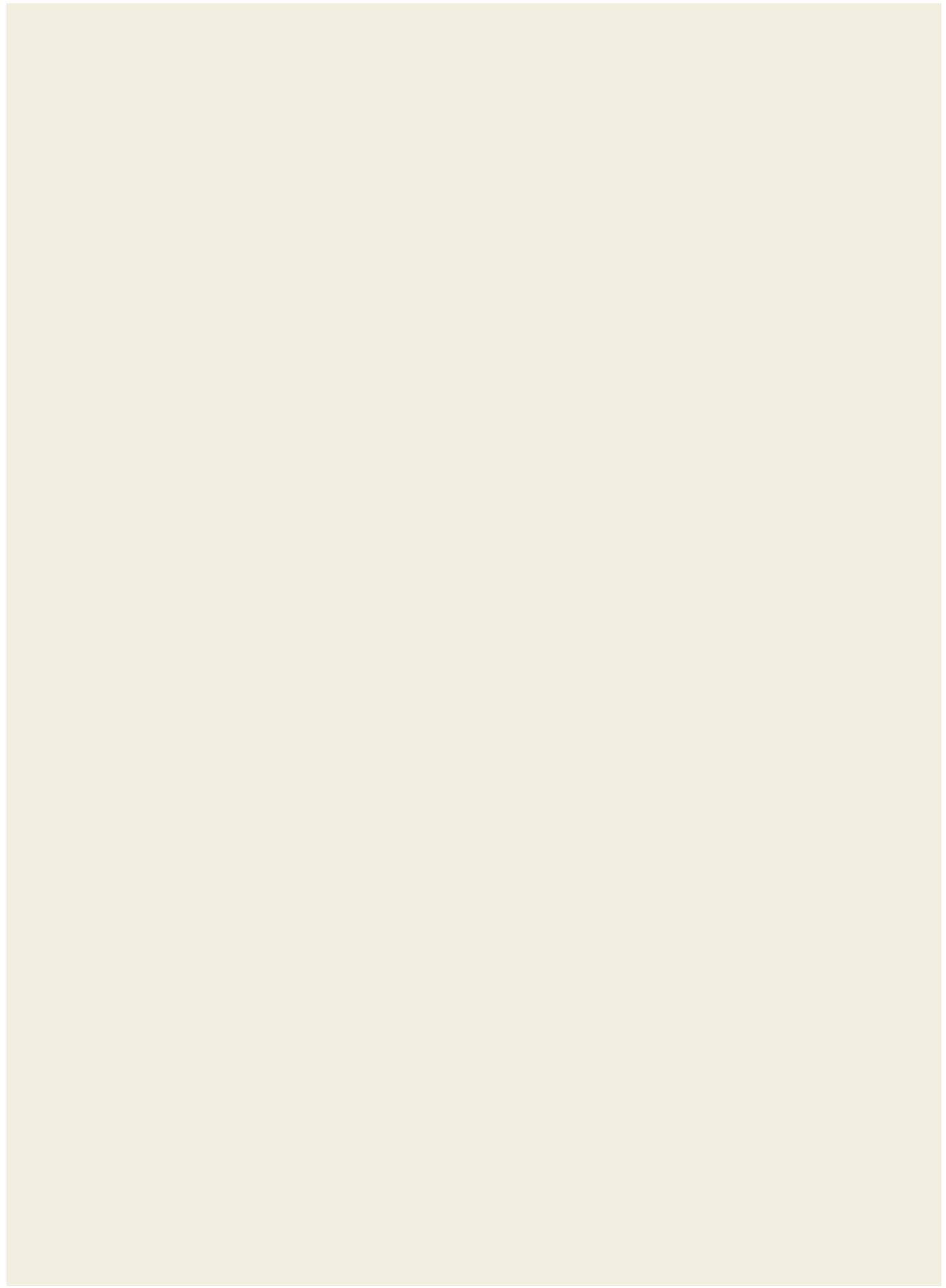
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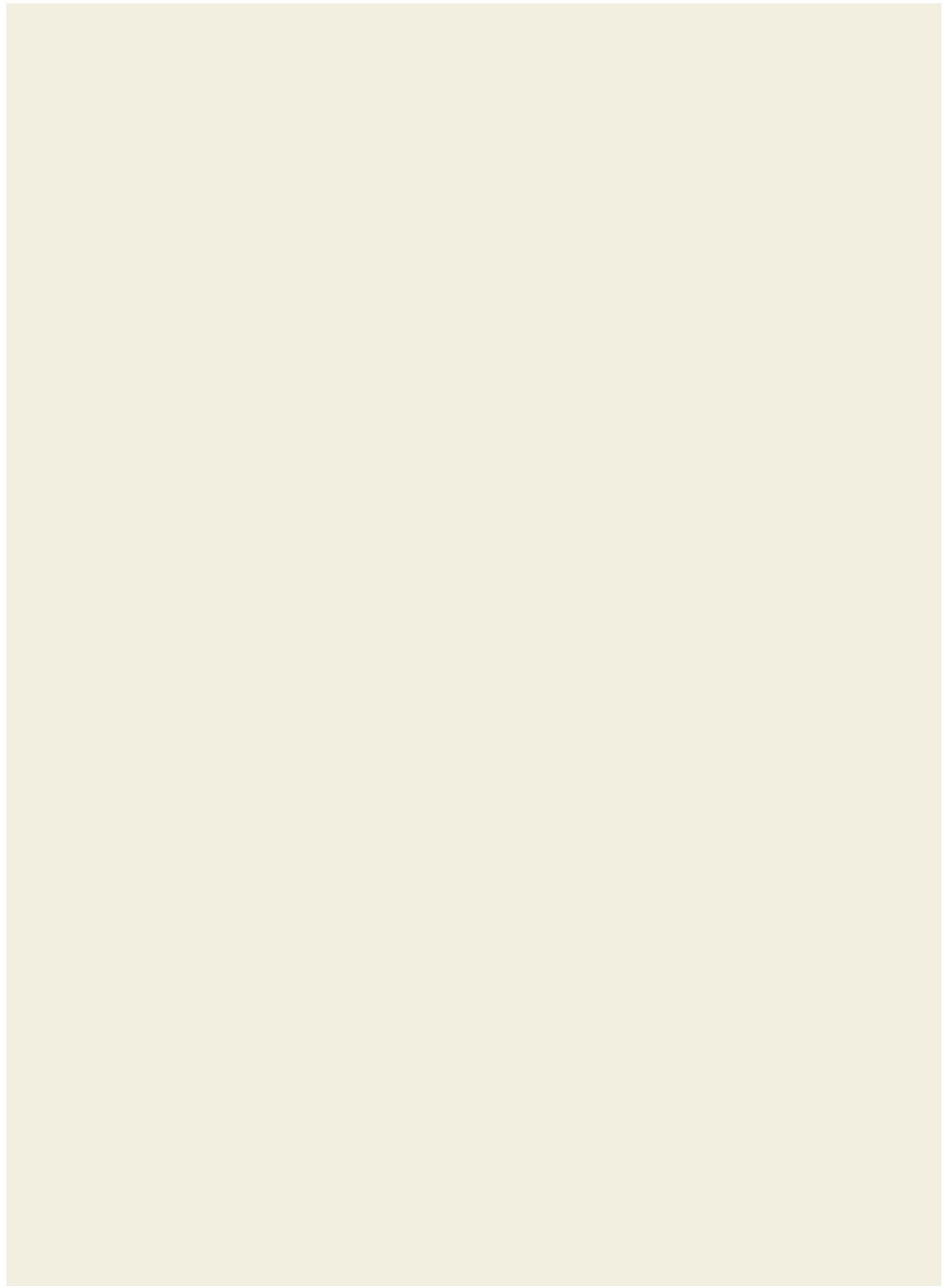
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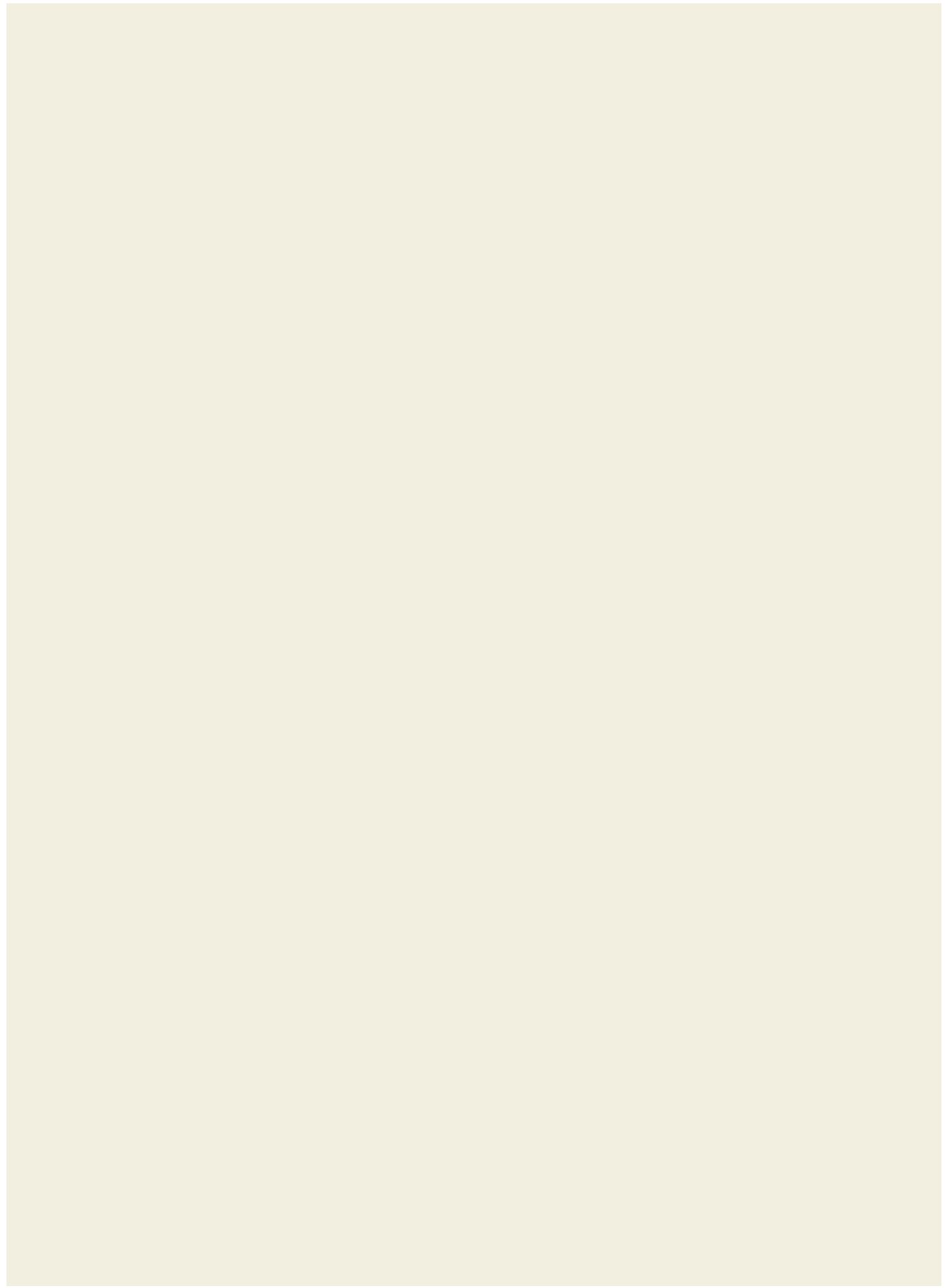
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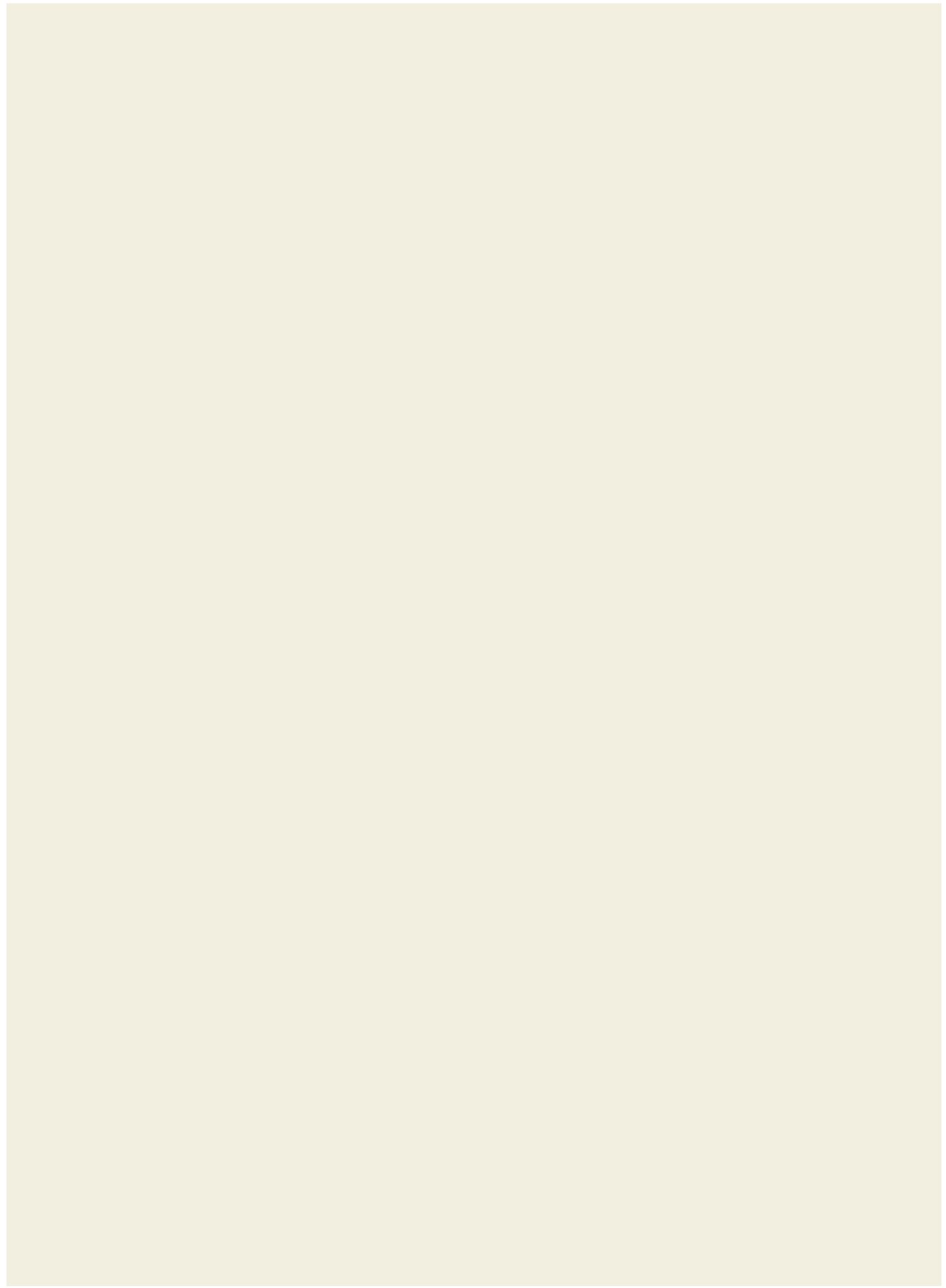
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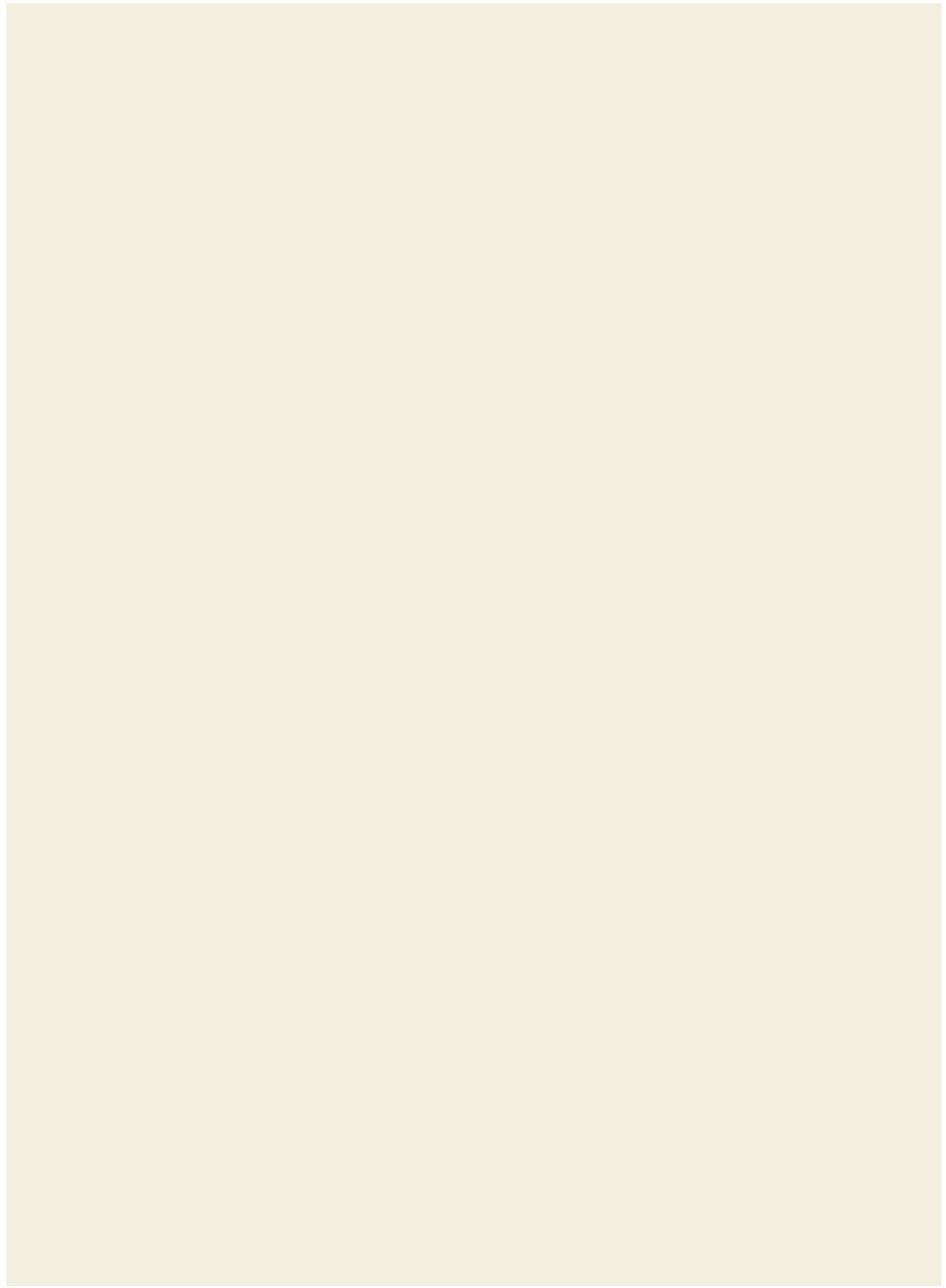
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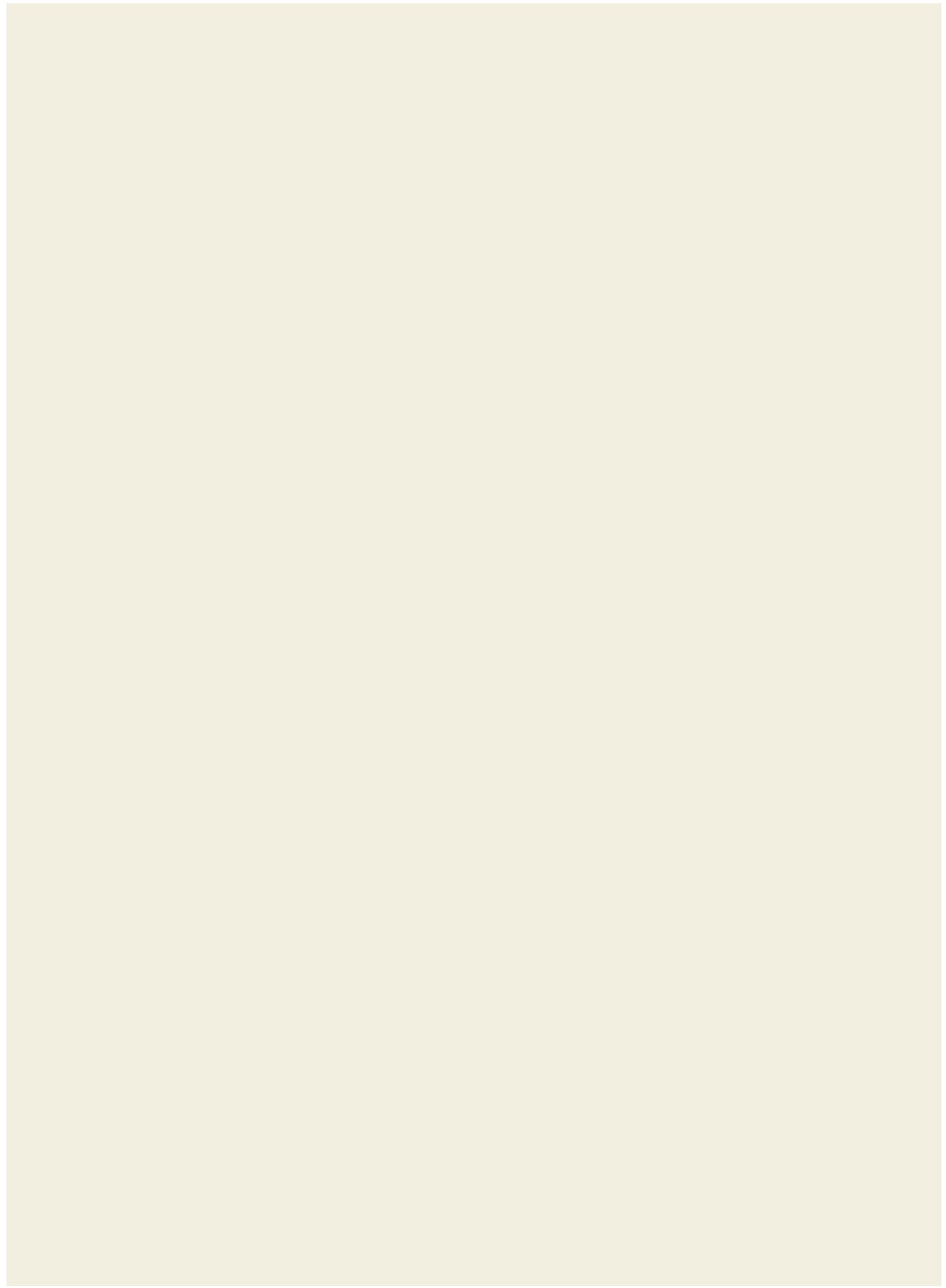
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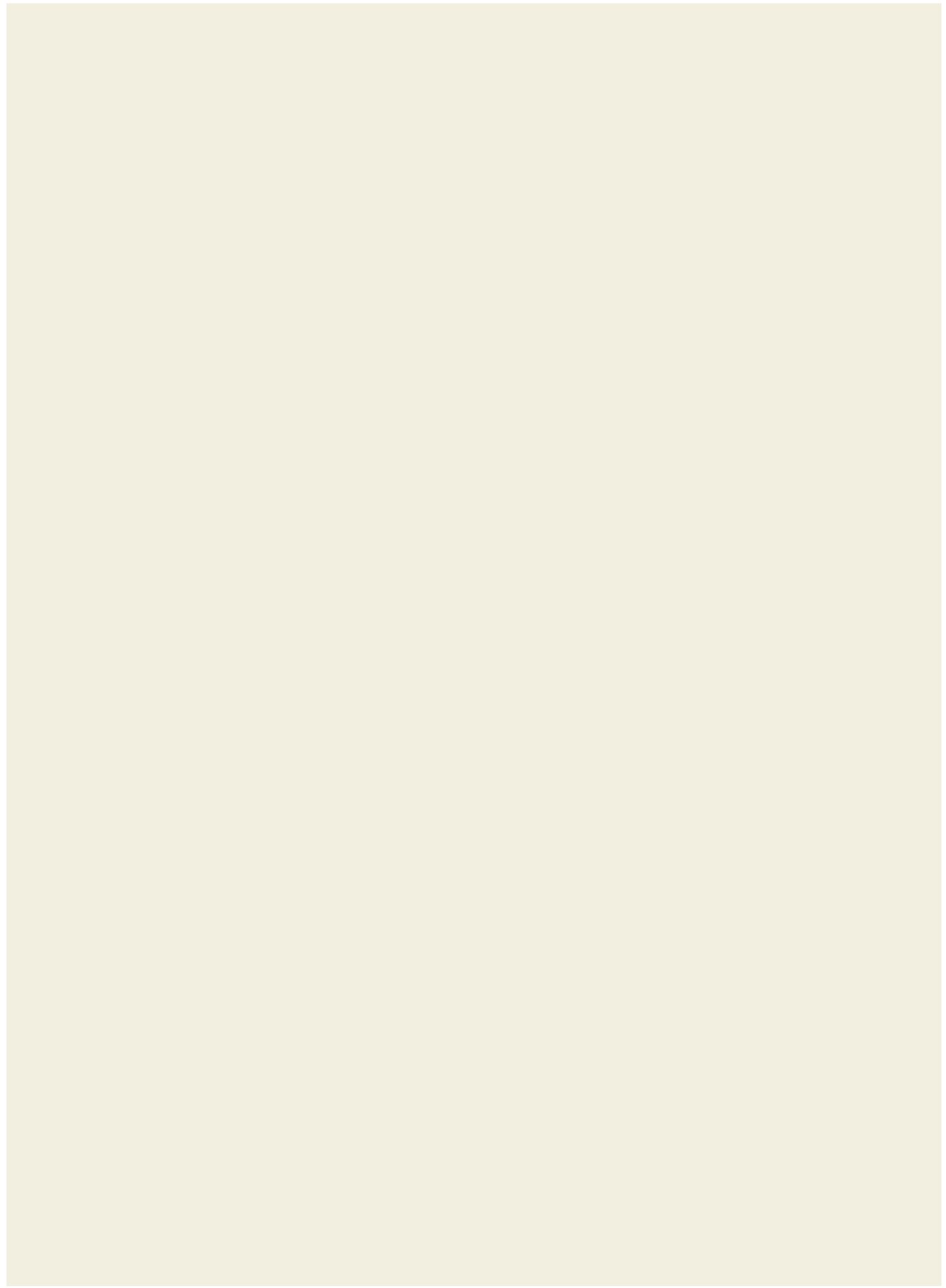
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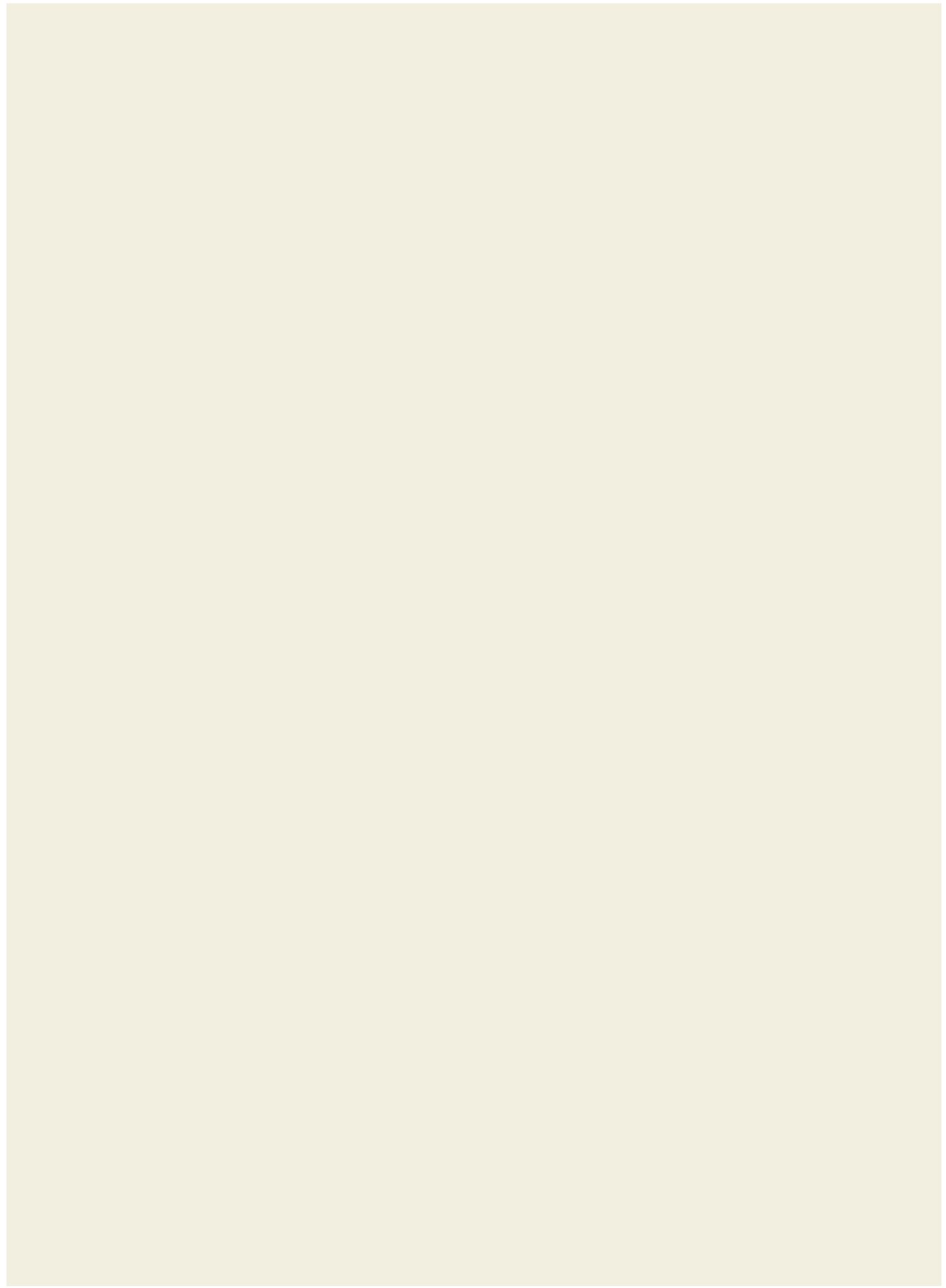
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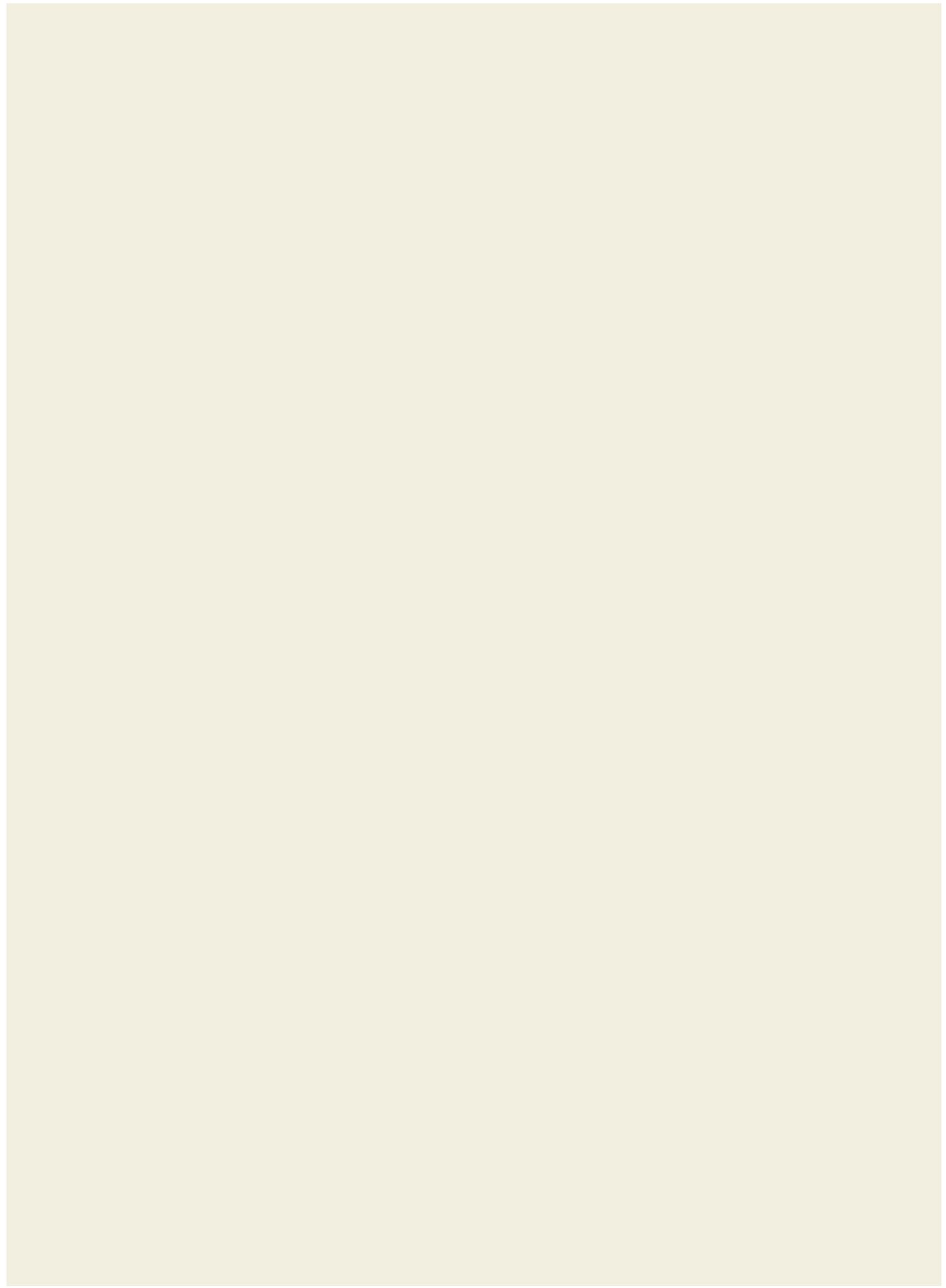
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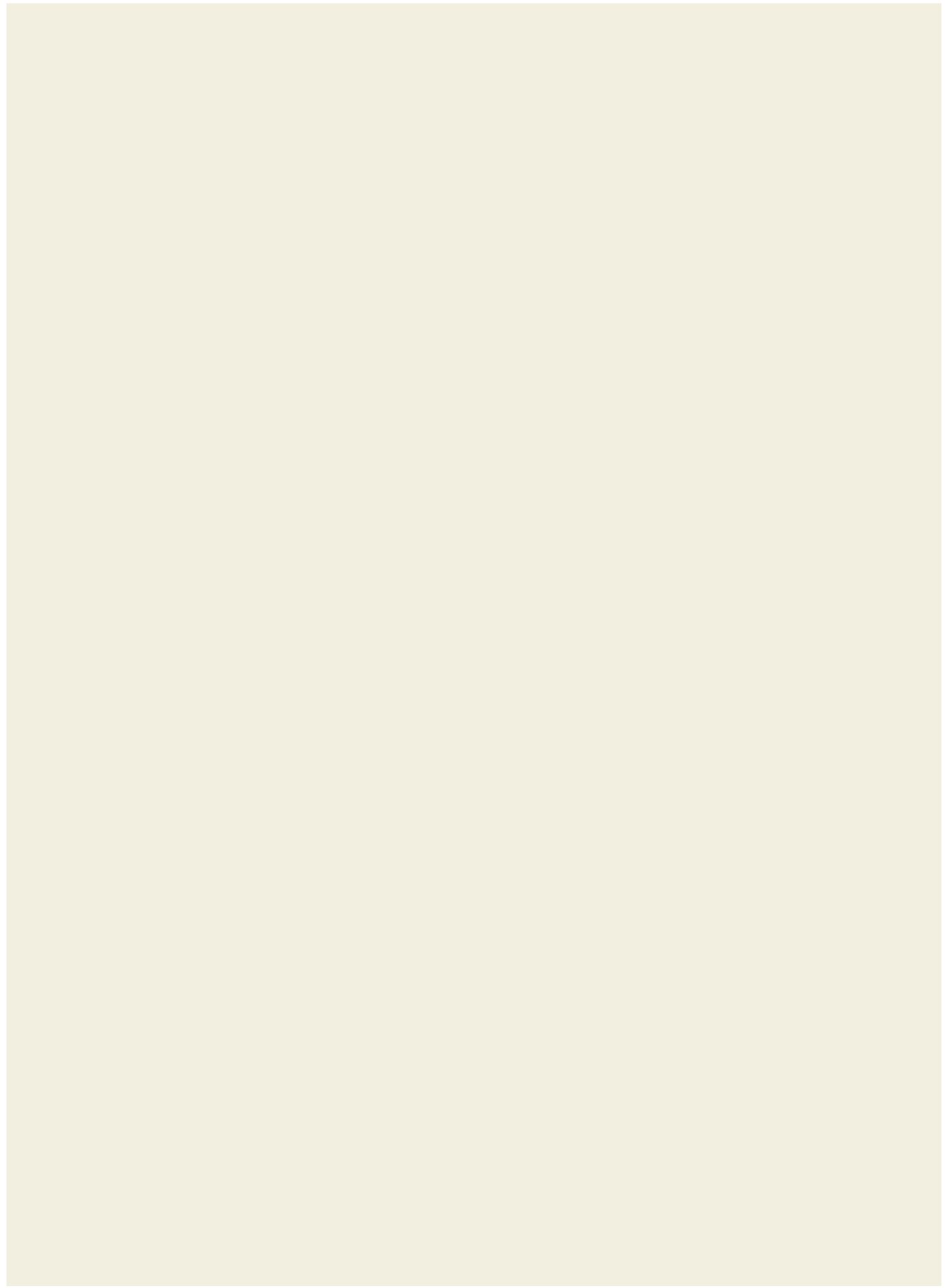
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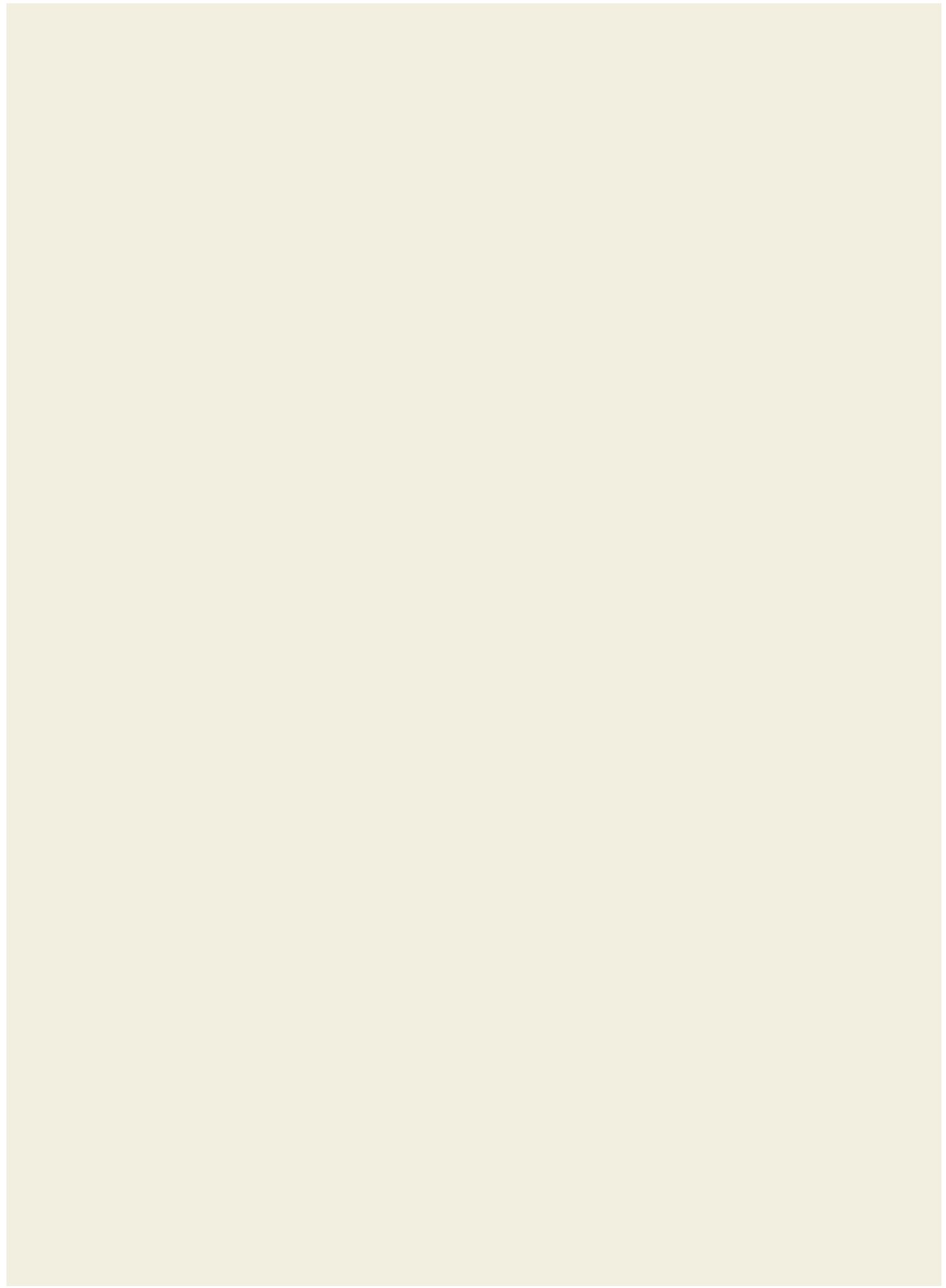
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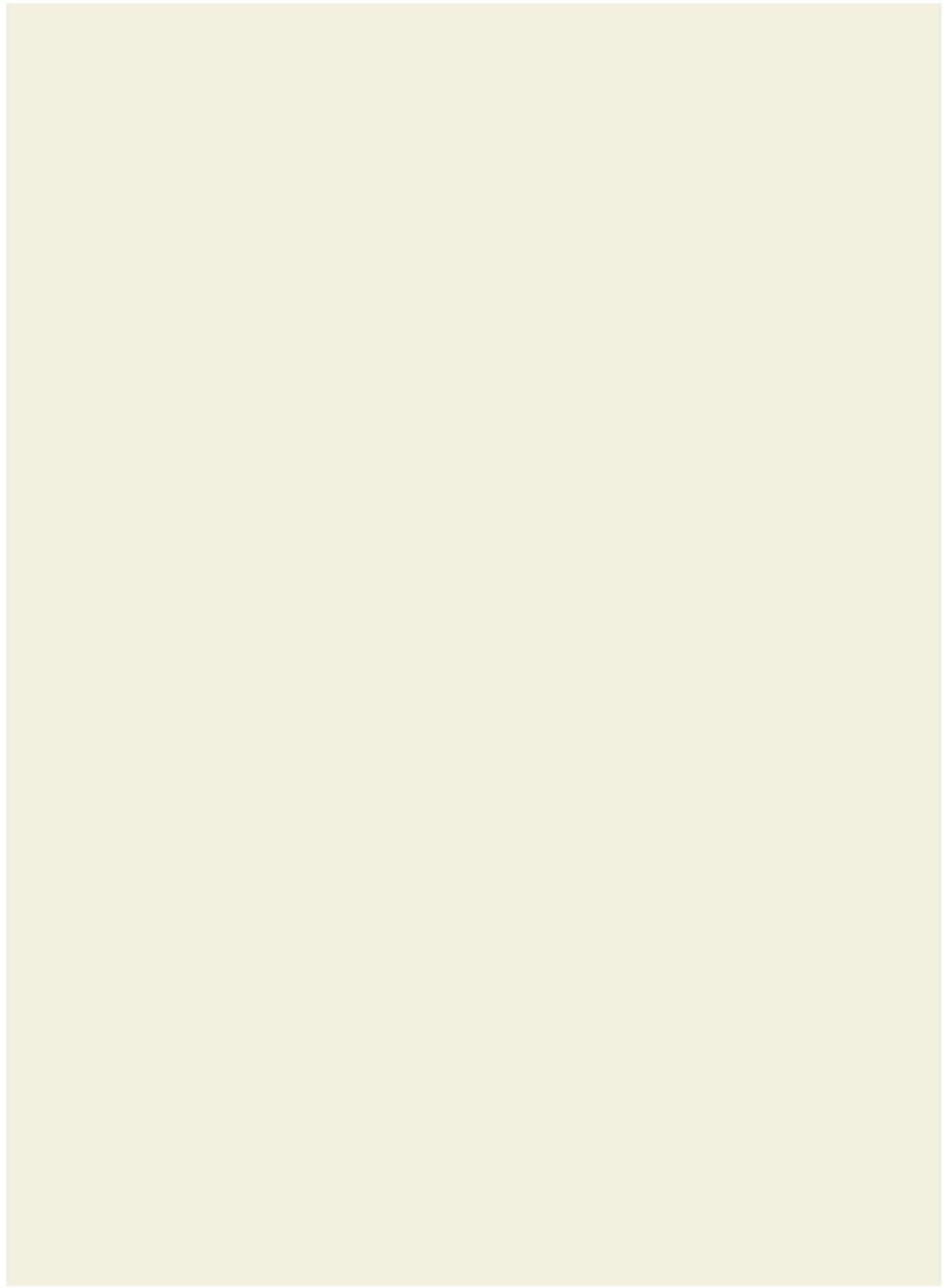
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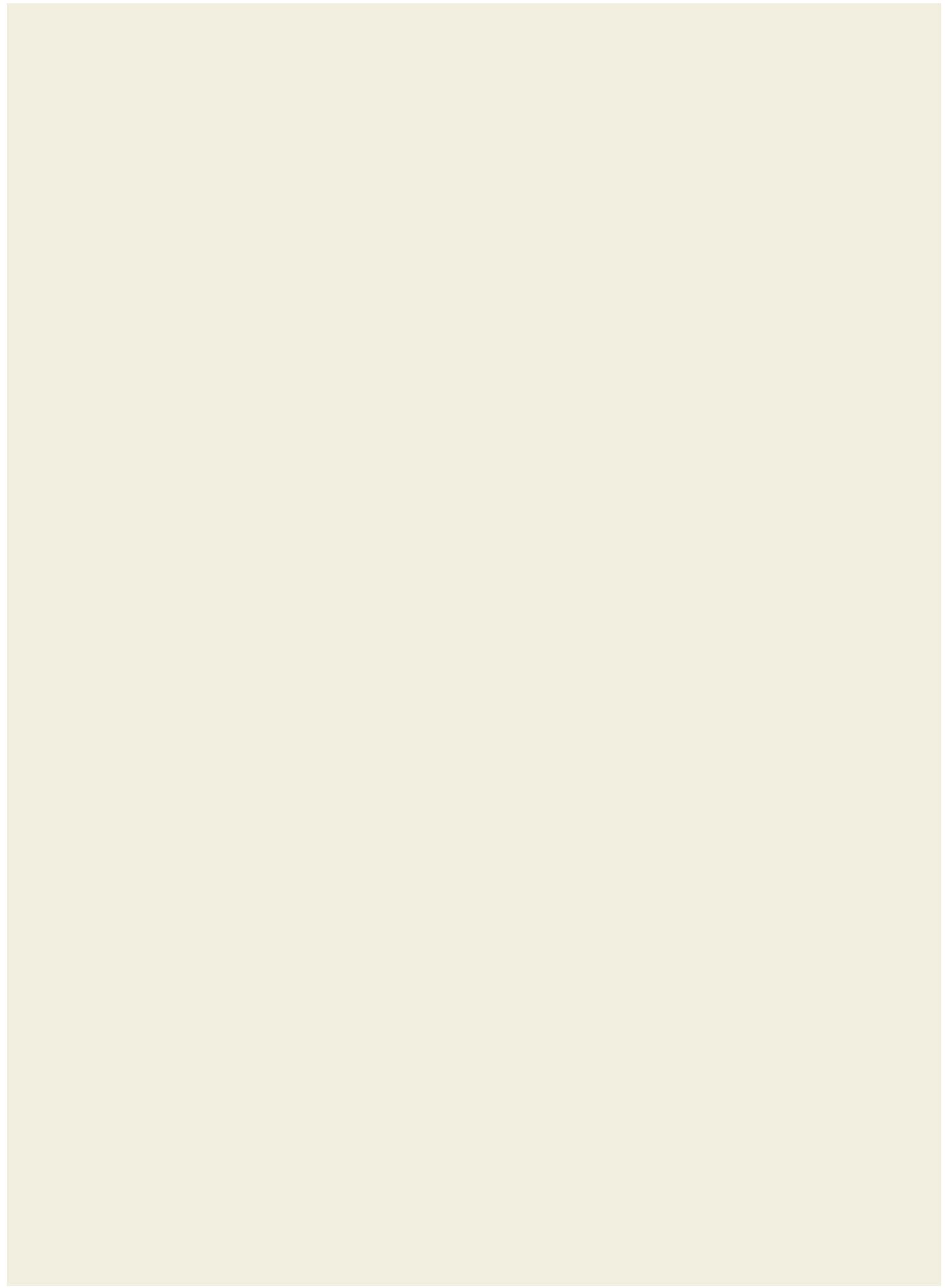
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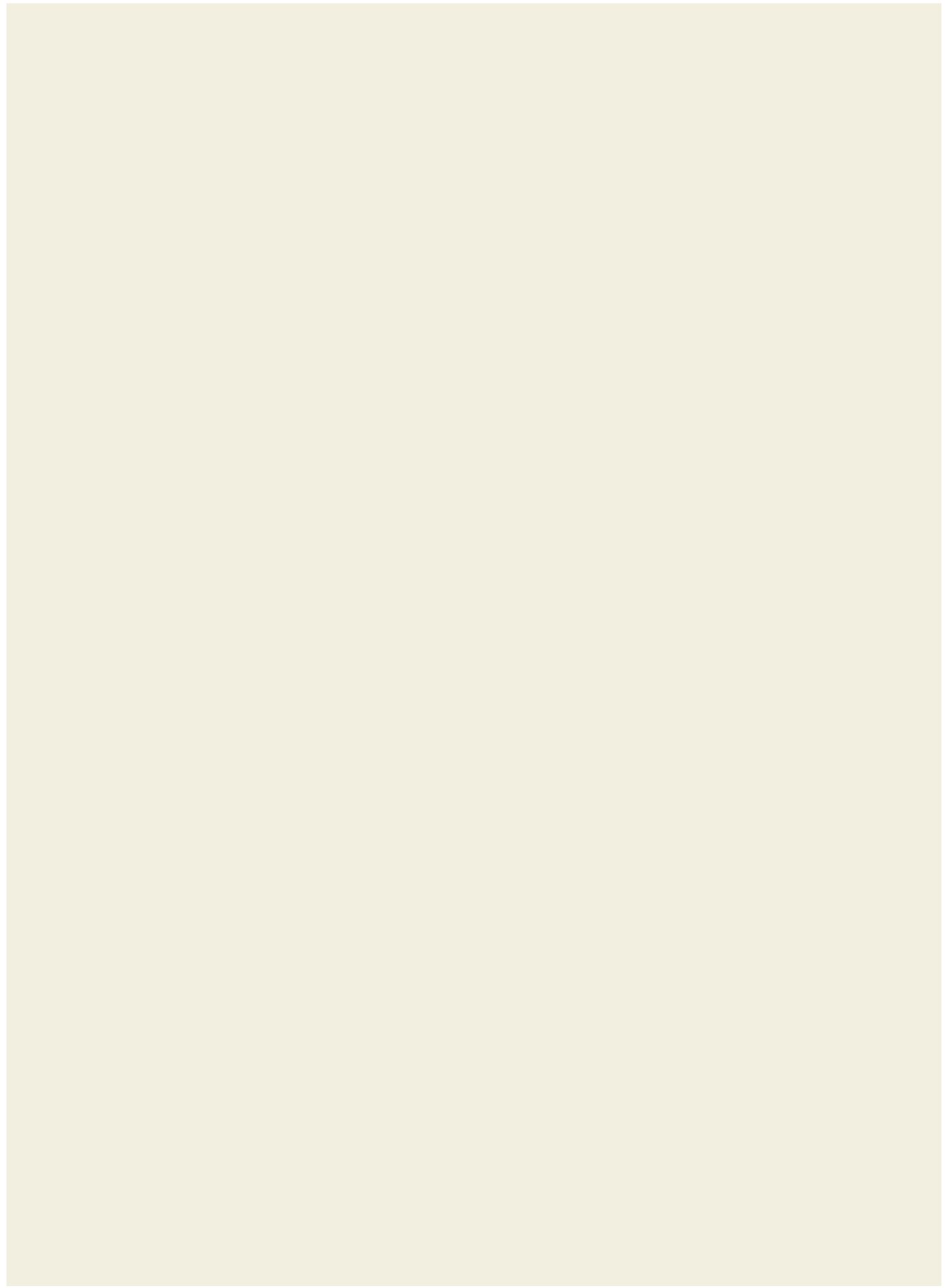
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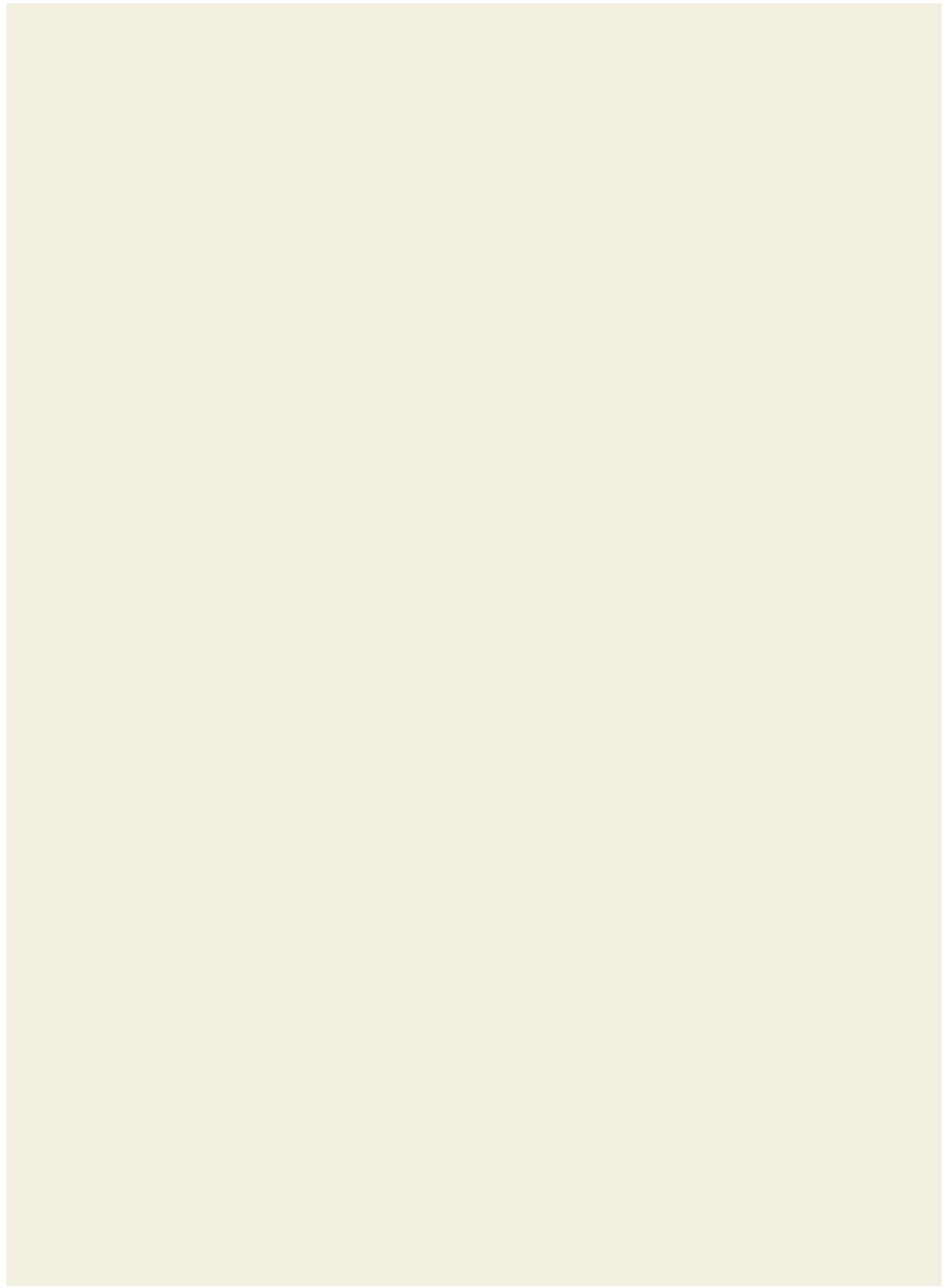
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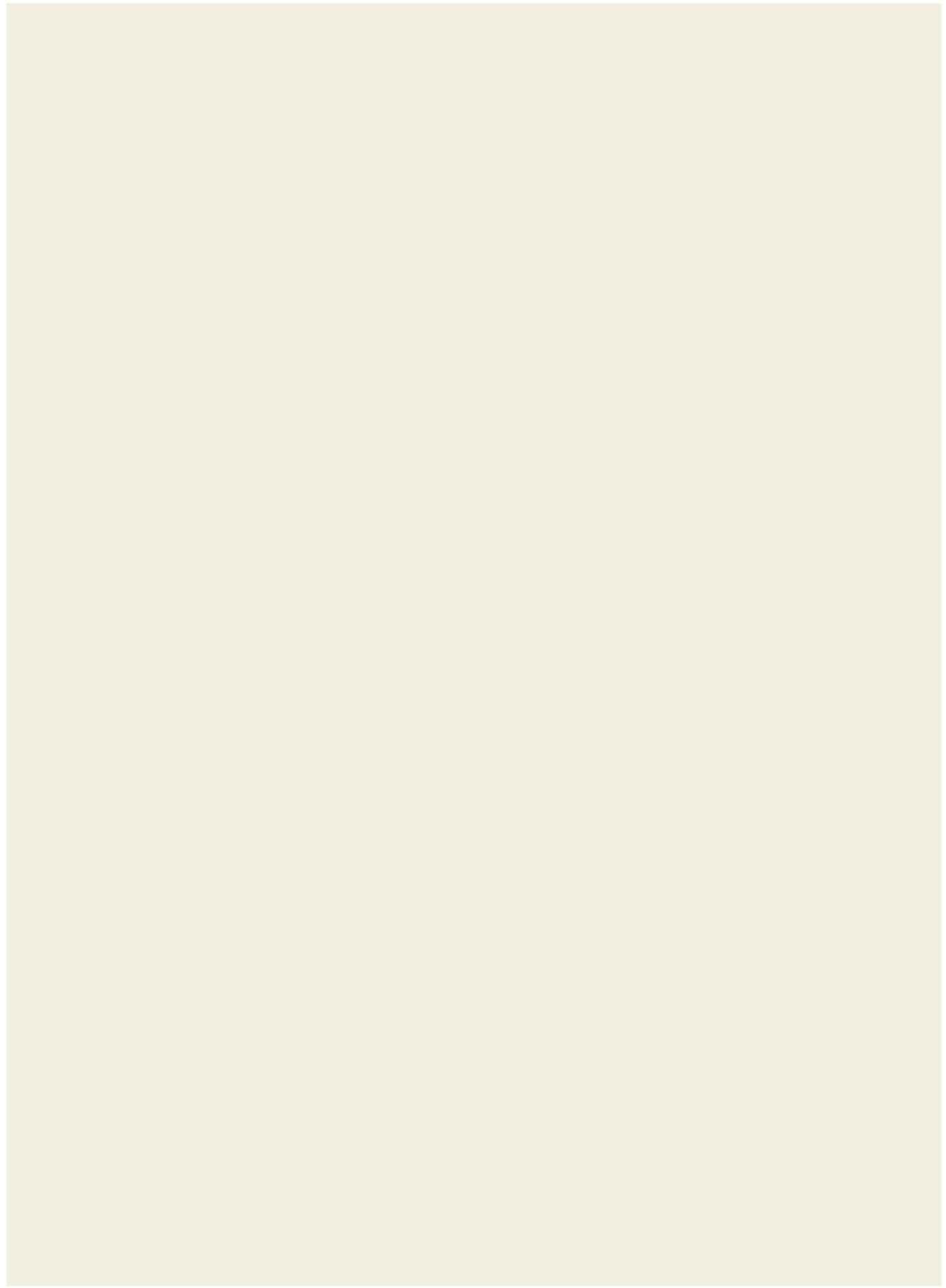
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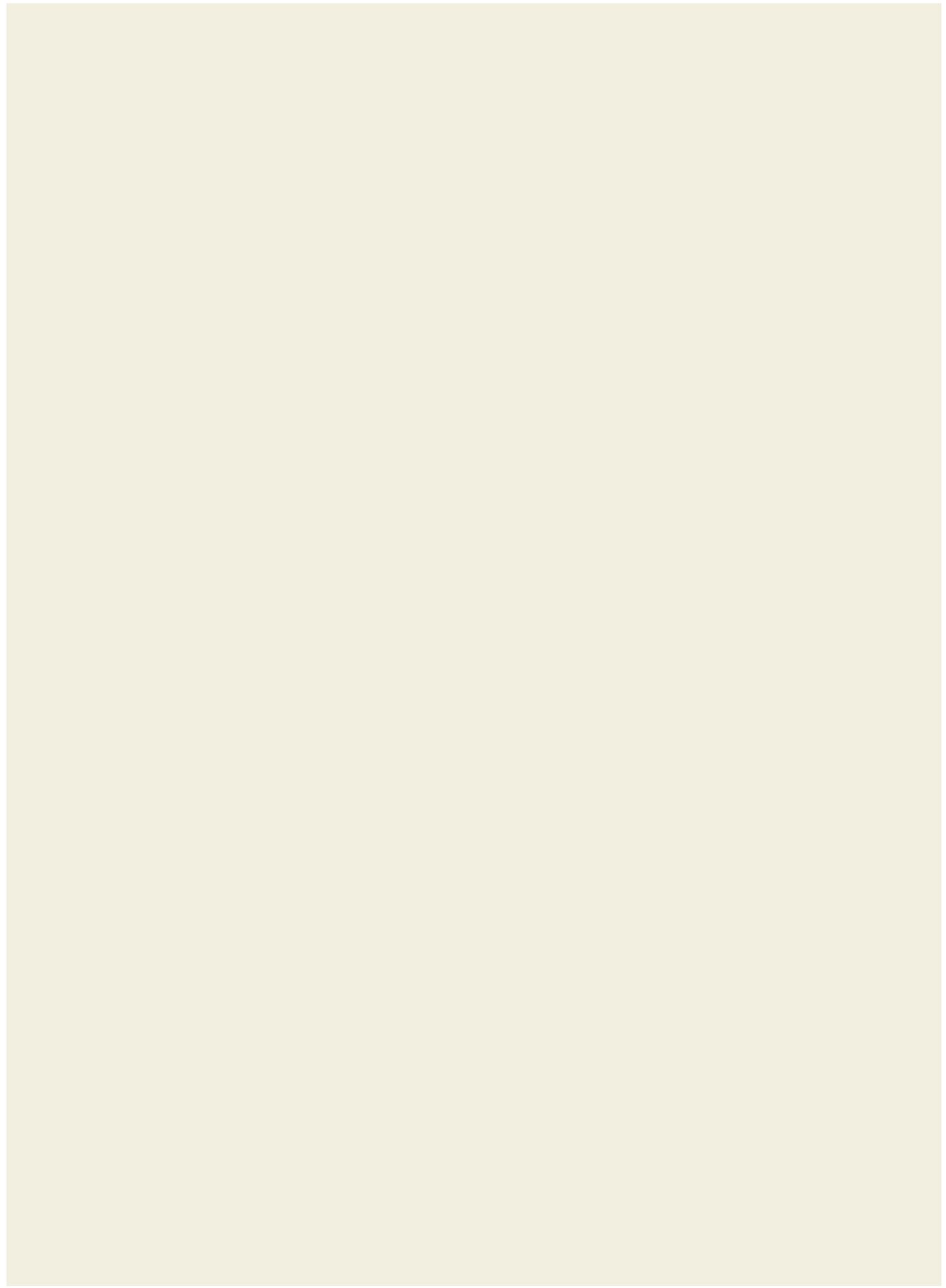
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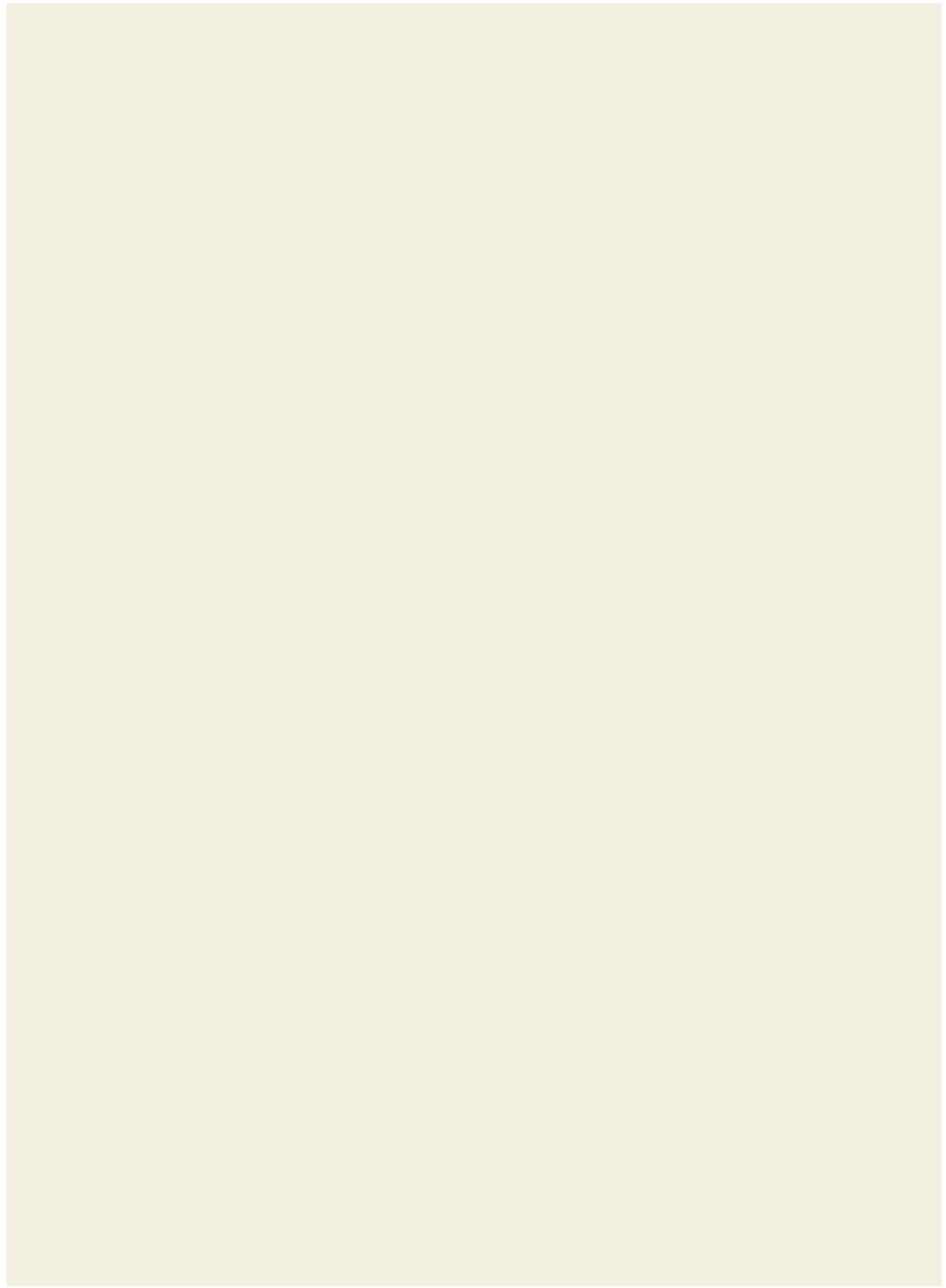
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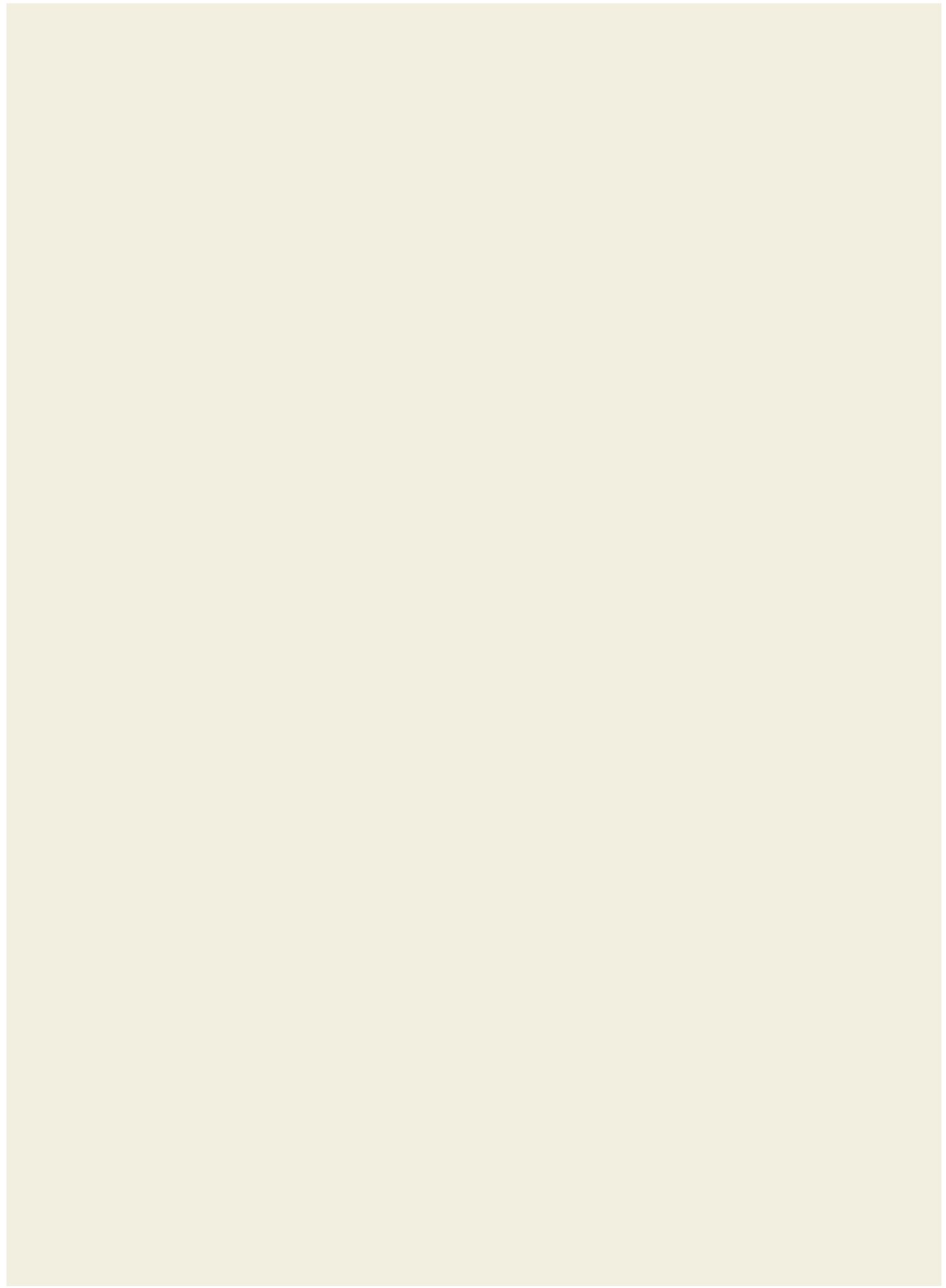
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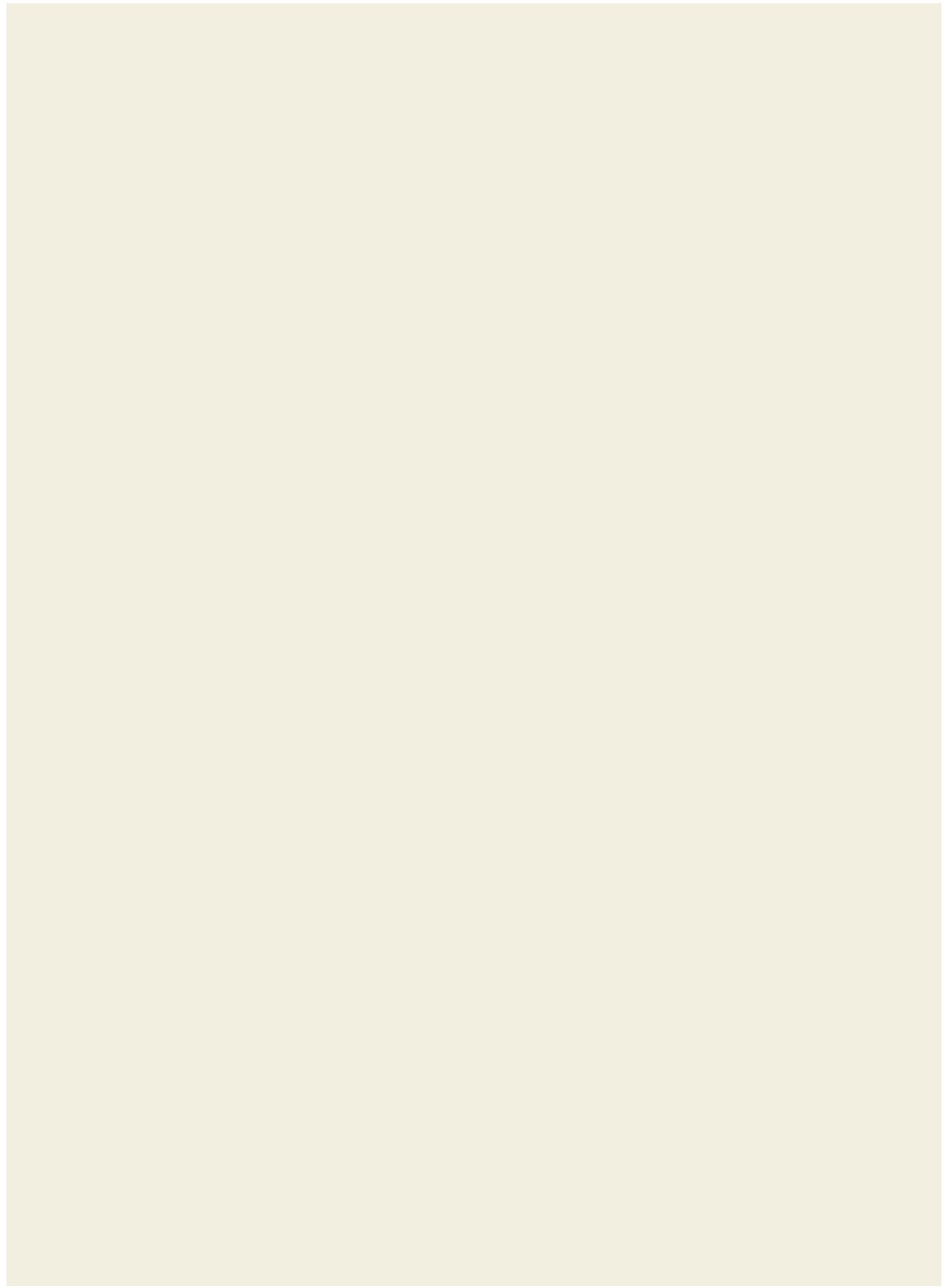
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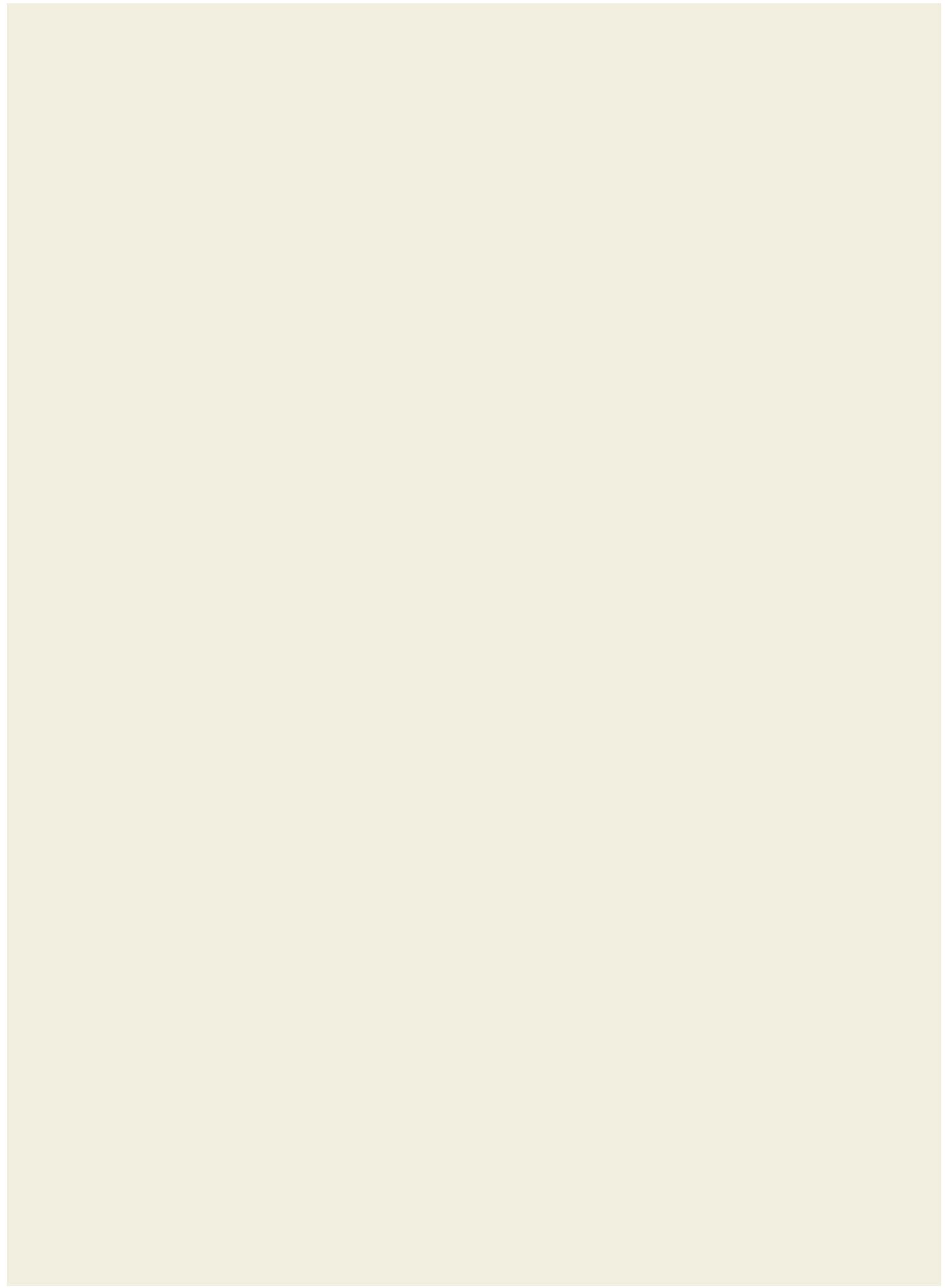
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