



1 The Causeway, Eyam, Hope Valley S32 5QF

Saxton Mee

Lettings



# 1 The Causeway

## Eyam

Per Calendar Month

# £1,050 Per Calendar

This charming property benefits from total internal refurbishment to modern standards whilst still maintaining country cottage charm. It is situated close to all local amenities and public transport. All windows and external doors are of wood construction and double glazed. Kitchen and all bedrooms benefit from having radiators, tv aerial, telephone and internet connections and under stairs storage cupboard in lounge. The property briefly comprises: Lounge and downstairs toilet with wooden flooring and underfloor heating, kitchen with modern units, vinyl flooring and underfloor heating, dishwasher, fridge freezer and dryer. There is also plumbing and space for a washing machine. The carpeted stairs lead to 3 bedrooms and a family bathroom. The master bedroom is a double room with velux rooflight and window overlooking field at the rear of the property. A single bedroom to the front of the property overlooks the paved frontage of the house and village square. A further double bedroom to the side of the property has a velux rooflight and two windows. It also benefits from a large storage room which could be used for a walk in wardrobe. The family bathroom suite includes a shower over the bath complete with shower screen and a large heated towel rail and vinyl flooring. The frontage is paved incorporating a small stone seating bench. UNFURNISHED 12 MONTH TENANCY. Restrictions: No smokers, pets by negotiation. Energy Efficiency Rating C. Council Tax Band D







While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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