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Plan produced using PlanUp.



Situated on the outskirts of BUXTON and enjoying FAR REACHING VIEWS to the rear, this EXTENDED THREE BEDROOM SEMI DETACHED home offers spacious and well presented accommodation throughout. The ground floor includes a porch, entrance hall, bay fronted living room, separate utility room, and a CONTEMPORARY OPEN PLAN LIVING KITCHEN with bi folding doors opening onto the rear garden. Upstairs, there are three bedrooms and a modern family bathroom. Outside, the property features OFF ROAD PARKING for two vehicles and a private rear garden backing onto open fields with PANORAMIC VIEWS.

MISREPRESENTATION ACT 1967.

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PORCH

uPVC door and double-glazed windows.

HALLWAY

Radiator and stairs to the first floor.

LIVING ROOM

10'5 x 12'1 (3.18m x 3.68m)
uPVC double-glazed bay window, electric wall-mounted fire, and radiator.



OPEN PLAN LIVING KITCHEN AREA

25'6 x 17'4 (max) (7.77m x 5.28m (max))
uPVC double-glazed bi-folding doors, uPVC double-glazed window, fitted wall and base units with quartz worktop over, space for a range cooker, sink and drainer with mixer tap over, integrated microwave, integrated dishwasher, LVT wood-effect flooring with underfloor heating, and a skylight.



UTILITY ROOM

10'5 x 7'1 (3.18m x 2.16m)
Composite door, uPVC double-glazed window, fitted wall and base units, stainless steel sink and drainer with mixer tap over, plumbing for a washing machine, understairs cupboard, and tiled flooring.

LANDING

uPVC double-glazed window and loft access.

BEDROOM ONE

12'9" x 11'1" (3.89m x 3.40m)
uPVC double-glazed window, radiator.



BEDROOM TWO

10'6" x 11'1" (3.20m x 3.38m)
uPVC double-glazed bay window, radiator.



BEDROOM THREE

6'11 x 7'2 (2.11m x 2.18m)
uPVC double-glazed window, radiator.



BATHROOM

8'4 x 7'2 (2.54m x 2.18m)
uPVC double-glazed window, enclosed shower cubicle with wall-mounted rainforest shower, bath with mixer tap over, WC with push flush, wash basin with mixer tap over, ladder-style radiator, part-tiled walls, and wood-effect flooring.



EXTERIOR

To the front elevation is a tarmac driveway providing parking for two vehicles and a lawned garden. To the rear is an enclosed garden comprising composite decking, lawn, and well-established flower beds.



NOTES

Tenure: Freehold
Council Tax Band: D
EPC Rating: D