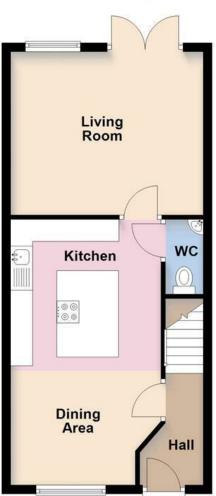
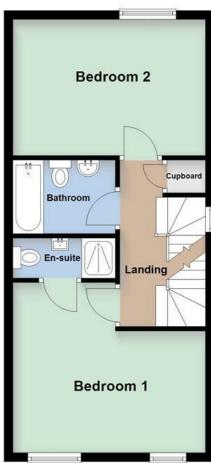
Wright Marshall Estate Agents —

129 TONGUE LANE, BUXTON SK17 7LL £269,500

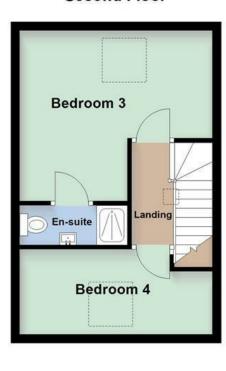




First Floor



Second Floor



All floorplans provided by Petty Real are for guidance only. Please check all dimensions before making any decisions reliant upon them.

Plan produced using PlanUp.

MISREPRESENTATION ACT 1967.

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- 1. The particulars are set out as general outline only for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.
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This FOUR-BEDROOM modern townhouse offers spacious and well-presented accommodation across three floors. The ground floor features an entrance hallway, a stylish open plan dining kitchen with contemporary fitted units, integrated appliances, and a central island, along with a bright living room. A convenient WC completes the ground floor. On the first floor, there are two well-proportioned bedrooms, including a generous main bedroom with an en suite shower room, as well as a modern family bathroom. The second floor offers two further bedrooms, one of which benefits from an additional en suite. Externally, the property boasts a block paved driveway providing OFF ROAD PARKING for up to four vehicles. The enclosed rear garden is designed for low maintenance, featuring a patio and an artificial lawn, .

8 The Quadrant, Buxton, Derbyshire, SK17 6AW T. 01298 23038 | | www.wrightmarshall.co.uk This FOUR-BEDROOM modern townhouse offers spacious and well- BEDROOM ONE presented accommodation across three floors. The ground floor features an 12'6 x 14'4 (3.81m x 4.37m) entrance hallway, a stylish open plan dining kitchen with contemporary Two double glazed windows and a radiator. fitted units, integrated appliances, and a central island, along with a bright living room. A convenient WC completes the ground floor. On the first floor, there are two well-proportioned bedrooms, including a generous main bedroom with an en suite shower room, as well as a modern family bathroom. The second floor offers two further bedrooms, one of which benefits from an additional en suite. Externally, the property boasts a block paved driveway providing OFF ROAD PARKING for up to four vehicles. The enclosed rear garden is designed for low maintenance, featuring a patio and an artificial lawn, .

HALLWAY

Composite door, radiator, wood-effect flooring, and stairs to the first floor.

DINING KITCHEN

19'9 x 11'2 (max) (6.02m x 3.40m (max))

uPVC double-glazed window, a range of contemporary fitted wall, base, and full-height units, stainless steel sink and drainer with a mixer tap over, integrated fridge freezer, dishwasher, and washing machine. Kitchen island with seating, four-ring electric hob, and an extractor hood over. Radiator and wood-effect flooring.

LIVING ROOM

12'2 x 14'4 (3.71m x 4.37m)

uPVC double glazed double doors and windows, radiator, and wood effect flooring.



WC with a push flush, wash basin with a mixer tap over, ladder style radiator, and wood effect flooring

FIRST FLOOR LANDING

uPVC double glazed window, built in cupboard, and stairs to the second





EN SUITE

2'11 x 7'8 (0.89m x 2.34m)

Enclosed shower cubicle with a wall mounted shower fitment, WC with a push flush, wash basin with a mixer tap over, ladder style radiator, part tiled walls, and tiled flooring.



BEDROOM TWO

10'2 x 14'4 (3.10m x 4.37m)

uPVC double glazed window and a radiator.



BATHROOM

5'6 x 7'8 (1.68m x 2.34m)

Bath with a wall mounted shower fitment over, WC with a push flush, wash basin with a mixer tap over, ladder style radiator, part tiled walls, and tiled



SECOND FLOOR LANDING

BEDROOM THREE

12'8 x 14'4 (max) (3.86m x 4.37m (max)) Double glazed Velux windows and a radiator.



EN SUITE

2'11 x 8 (0.89m x 2.44m)

Enclosed shower cubicle with a wall mounted shower fitment, WC with a push flush, wash basin with a mixer tap over, ladder style radiator, part tiled walls, and tiled flooring.



BEDROOM FOUR

6'4 x 14'4 (1.93m x 4.37m) Double glazed Velux window and a radiator.



EXTERIOR

To the front of the property is a block paved driveway with parking for up to four vehicles, while to the rear is a low maintenance enclosed garden featuring a patio and artificial grass lawn.



NOTES

Tenure: Freehold Council Tax Band: C EPC Rating: B