

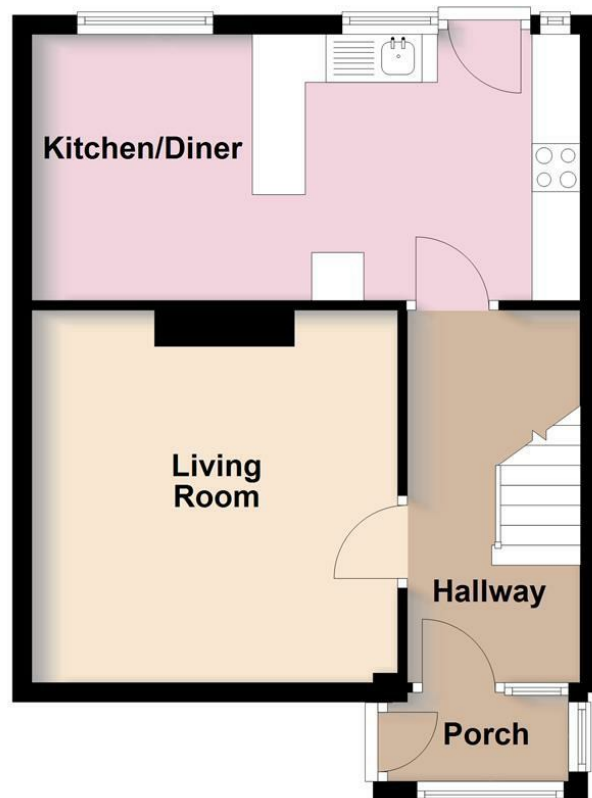


Wright Marshall
Estate Agents

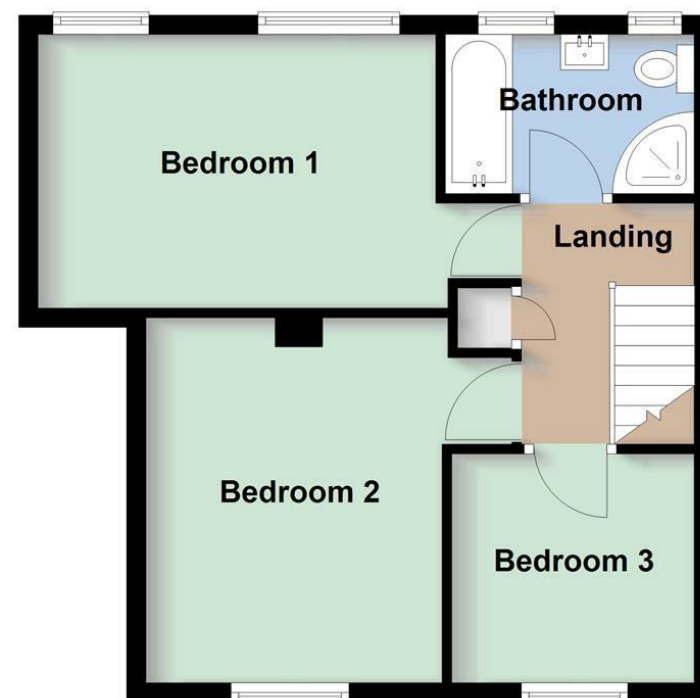
4 BOARSTONES LANE, BUXTON SK17 7LX

£187,500

Ground Floor



First 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.



This well-presented THREE-BEDROOM MID-TERRACE home is located on a popular residential road and is offered with NO ONWARD CHAIN. The accommodation includes a porch, entrance hall, spacious living room, and a modern open-plan kitchen diner with fitted units. Upstairs, there are three well-proportioned bedrooms, including two doubles, and a contemporary family bathroom with both bath and shower. Externally, the property offers OFF-ROAD PARKING, a GOOD-SIZED REAR GARDEN, a brick outbuilding, and gated access to the front. The house was extensively modernised five years ago, including a full rewire, new central heating system, new kitchen, bathroom, flooring, and carpets. Ideal for first-time buyers.

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PORCH

Composite door and two double glazed windows.

HALLWAY

uPVC door, radiator, under-stairs cupboard, wood-effect flooring, and stairs to the first floor.



LIVING ROOM

12'9 x 12'6 (3.89m x 3.81m)
uPVC double glazed windows, radiator, and wood-effect flooring.



KITCHEN DINER

9'1 x 18'9 (2.77m x 5.72m)
uPVC door and three double glazed windows, fitted base and wall units, four-ring electric hob, integrated oven, stainless steel sink and drainer with mixer tap over, plumbing for a washing machine, radiator, and wood-effect flooring.



LANDING

Built-in cupboard and loft access.

BEDROOM ONE

14'1 x 9'7 (4.29m x 2.92m)
Two uPVC double glazed windows and a radiator.



BEDROOM TWO

12'7 x 10'2 (3.84m x 3.10m)
uPVC double glazed window and a radiator.



BEDROOM THREE

7'10 x 8'3 (2.39m x 2.51m)
uPVC double glazed window and a radiator.



BATHROOM

5'5 x 8'6 (1.65m x 2.59m)
Two uPVC double glazed windows, bath with mixer tap over, enclosed corner shower cubicle with wall-mounted shower fitting over, WC with push flush, pedestal wash basin with mixer tap over, ladder-style radiator, part-tiled walls, and tile-effect flooring.



EXTERIOR

To the front is off-road parking for two vehicles, while to the rear is an enclosed low-maintenance garden with a brick outbuilding and a gated ginnel leading to the front.

