



Ivydene, Market Place

Hartington, SK17 0AL

A charming Grade II listed 18th century three bedroomed detached home beautifully located in the village of Hartington, benefitting from easily maintained gardens and large garage with workshop/store. Occupying a stunning setting in the centre of the Hartington with west facing views across the village, this period home requires updating throughout and is offered to the market with no onward chain.

The front door opens to an entrance hall with stairs to the first floor and access to ground floor accommodation. A large triple aspect sitting room enjoys views across the Market Place and the focal point of the room is provided by an open fire with Victorian style fire surround. Access off the room, is a cloakroom WC.

A further reception room features an open fireplace with a similar aspect of the Market Place. The kitchen lies at the rear of the property with a range of units and stainless-steel sink and drainer. There



- A Grade II listed 18th century, three bedroomed detached home in the village of Hartington
- Two large reception rooms
- Two large double bedrooms, one single bedroom
- Offered to the market with no onward chain
- Delightful setting overlooking the heart of the village
- Downstairs WC
- Family bathroom
- Walled garden to the front, courtyard garden to the rear
- Kitchen with adjoining utility area
- Very spacious garage and adjoining store with mezzanine level



is space for a stand-alone oven and separate utility area features space and plumbing for washing machine. A door provides access to a rear courtyard.

Stairs rise to the first-floor landing with access to all rooms. Two generous double bedrooms both enjoy a front facing views across the heart of the village. Bedroom three is a generous single bedroom with a rear facing view. A spacious family bathroom features low flush WC, pedestal wash basin and bath with electric shower over.

Outside, to the front of the property, is an easily maintained walled garden featuring floral borders, patio area and lawn. The front garden enjoys a lovely view of across the village.

To the rear of the property, is a courtyard garden with pedestrian access to the Hyde Lane

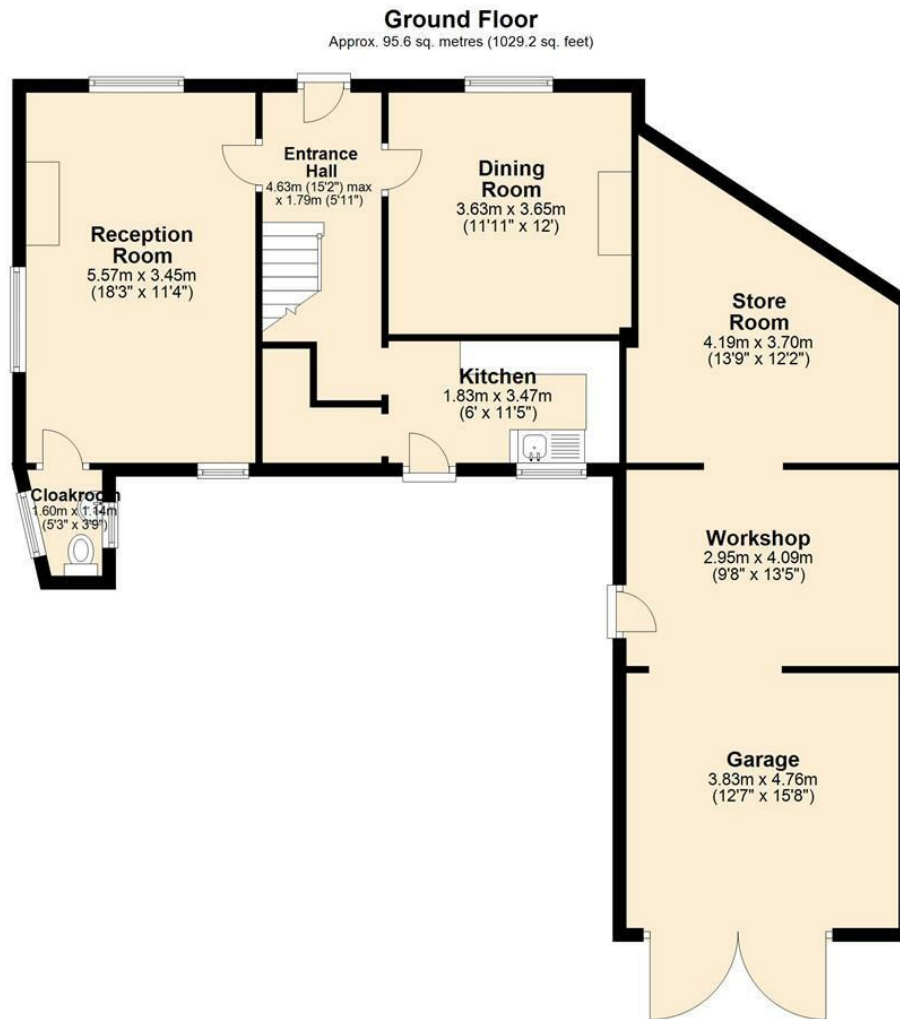
Garage and Workshop

Adjoining the property, is a large garage accessed from Hyde lane with solid wood double doors and mezzanine storage level. To the rear of the garage and also accessed from the courtyard is a large storage area, believed to be a former butcher and a cobbler's shop. There is potential for further development subject to the necessary permissions.









Total area: approx. 146.5 sq. metres (1577.1 sq. feet)

Whilst every effort has been made to ensure the accuracy of the floorplan this plan is for reference only to location of rooms and property layout for detailed measurements please refer to the brochure or advice from the marketing Agent. UK Energy Assessors Ltd accept no responsibility for measurements and Gross areas of a property they have not visited. Plan produced using PlanUp.



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