



Gabled House, South Church Street

Bakewell, DE45 1FD

A stunning three bedroomed 17th century detached home, beautifully positioned in the market town of Bakewell with a delightful walled garden and off – road parking for up to two vehicles. This historic home occupies a delightful setting within Bakewell conservation area and has charming accommodation arranged over two floors. From the garden there are lovely views across Bakewell towards Manners Wood.

A composite stable type front door opens to an entrance hall with cloak storage and access to all ground floor accommodation. The kitchen features a range of panelled units with worktop incorporating space for an American style fridge/freezer, undercounter dishwasher and washing machine. A five-burner range with extractor hood over and sink set beneath a mullioned windowed overlooking South Church Street. The dining room enjoys a dual aspect with exposed joists and original fireplace with wood burning stove. Accessed off the dining room is under stair storage, which houses the boiler.



- Three bedroomed 17th century detached home in Bakewell
- Further reception room
- Master bedroom with en-suite
- Stunning walled garden with workshop/utility space

- Spacious kitchen
- Garden room with French Doors
- Luxury family bathroom

- Dining room with original fireplace
- Down stairs shower room/wc
- Parking for up to two vehicles



An inner hallway has a side facing window and stairs rising to the first floor. At the centre of the home is a reception room with a sash window enjoying a garden aspect. The focal point is a wood burning stove set upon a stone hearth with solid wood lintel. Double doors lead to a garden room which has a tiled flooring with underfloor heating and three sets of French doors providing superb natural light. Accessed from the garden room is a shower room with an electric shower, low flush WC and a wall mounted wash basin.

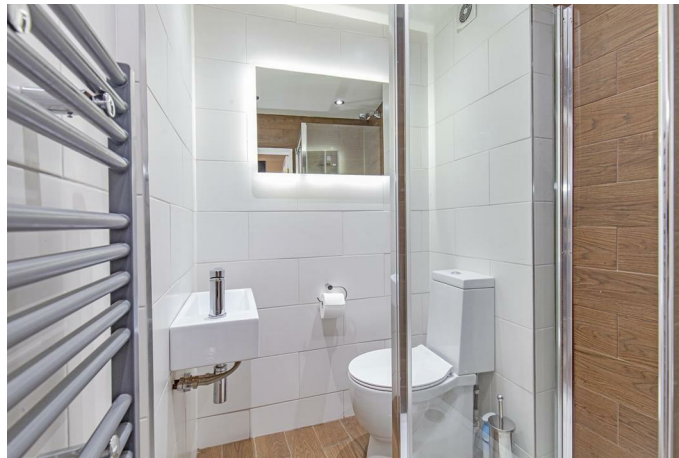
Stairs rise to the first-floor landing with ceiling light and fitted storage. The master bedroom enjoys a dual aspect with a lovely view across Bakewell up towards Manners Wood. The en-suite features a walk-in shower enclosure, low flush WC, wall mounted wash basin, back lit mirror and a heated towel rail. Bedroom two is a further double bedroom with mullion windows and view towards Bakewell Church. Bedroom three is a small double bedroom with a side facing window and fitted book shelves. The family bathroom completes the accommodation with a stylish walk-in shower enclosure, standalone bath with chrome fittings, low flush WC and oversized wash basin with storage underneath. The bathroom features a contemporary style radiator and a back lit mirror.

Outside, to the front of the property is off-road parking for one vehicle with a further parking space to the side of the property. A stone flagged pathway leads to the front door and walled garden. The charming garden is laid to lawn with deep floral borders and a stone flagged patio. A large utility / workshop space is included in the sale. The garden features external lighting.

Tenure – Freehold
Fully re wired in 2021

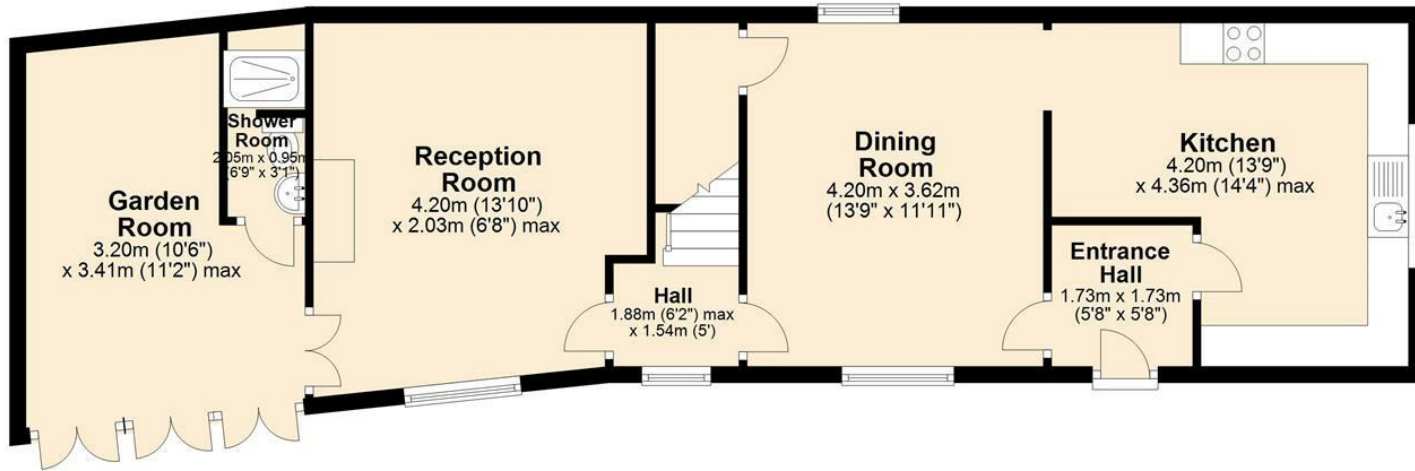






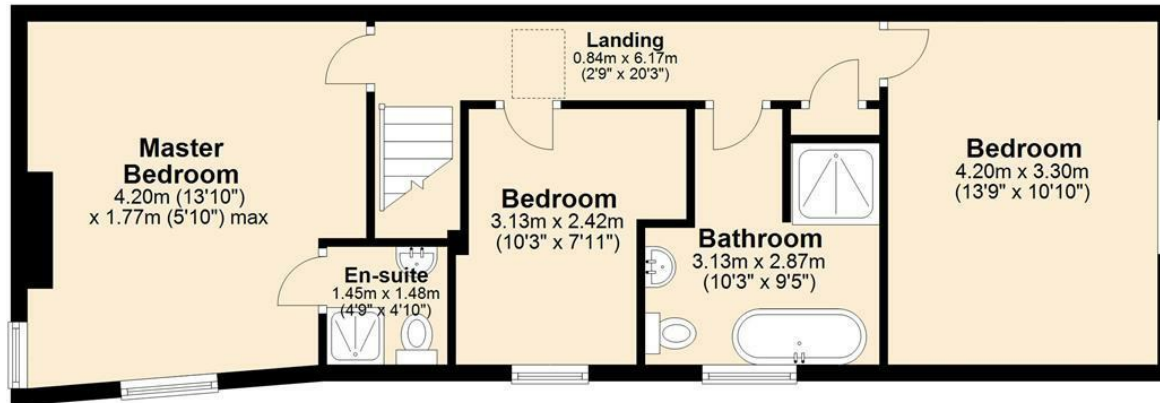
Ground Floor

Approx. 73.0 sq. metres (785.5 sq. feet)



First Floor

Approx. 61.1 sq. metres (657.7 sq. feet)



Total area: approx. 134.1 sq. metres (1443.2 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.



Bakewell
 3 Royal Oak Place
 Matlock Street
 Bakewell DE45 1HD
 T: 01629 700699
 E: bakewell@elr.co.uk

Banner Cross
 888 Ecclesall Road
 Banner Cross
 Sheffield S11 8TP
 T: 01142 683388
 E: bannercross@elr.co.uk

Dore
 33 Townhead Road
 Sheffield
 S17 3GD
 T: 0114 2362420
 E: dore@elr.co.uk

Hathersage
 Main Road, Hathersage
 Hope Valley
 Derbyshire S32 1BB
 T: 01433 651888
 E: peakdistrict@elr.co.uk

Rotherham
 149 Bawtry Road
 Wickersley
 Rotherham S66 2BW
 T: 01709 917676
 E: wickersley@elr.co.uk

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