



Marcroft, Haddon Road

Bakewell, DE45 1EP

Three bed semi detached period property in central Bakewell location. Having the benefit of off road parking to the rear and easily managed gardens.

The well appointed accommodation briefly comprises of a feature front door with stained glass inset opening to the reception hallway with stairs to the first floor. There is a wc/cloaks off the hallway and a door leading through to the open plan living kitchen area.

The kitchen features a comprehensive range of wall and base units and fitted appliances include a double electric oven, four ring gas hob, dishwasher, washing machine and larder style fridge freezer. The attractive central island unit provides further workspace and storage. The dining area features a fireplace with tiled inset and hearth housing the enamel gas stove. The sun room



- THREE BED SEMI DETACHED PERIOD FAMILY HOME
- SPACIOUS KITCHEN LIVING SPACE
- PARKING FOR SEVERAL VEHICLES TO THE REAR
- VACANT POSSESSION

- CENTRAL BAKEWELL LOCATION
- SITTING ROOM WITH BAY WINDOW
- REAR PATIO AREA AND TIMBER SHED

- FAMILY BATHROOM AND MASTER BEDROOM EN SUITE
- ATTRACTIVE EASILY MANAGED FRONT GARDEN
- FULLY ENCLOSED WITH DOUBLE ELECTRIC GATES TO THE REAR



extension provides space for a breakfast table or relaxing area. The sitting room features a bay window overlooking the front garden and a fireplace housing a gas fired stove.

At first floor are two double bedrooms and one single bedroom. The master double has the benefit of an en suite bathroom featuring a shower enclosure and hand wash basin and wc. The family bathroom has a bath and separate shower enclosure in a contemporary style.

To the rear of the property is off road parking for several vehicles with electric security gates. There is a paved patio area and a timber shed. The front garden has planted borders with mature shrubs and plants and an ornamental pond.

VACANT POSSESSION.

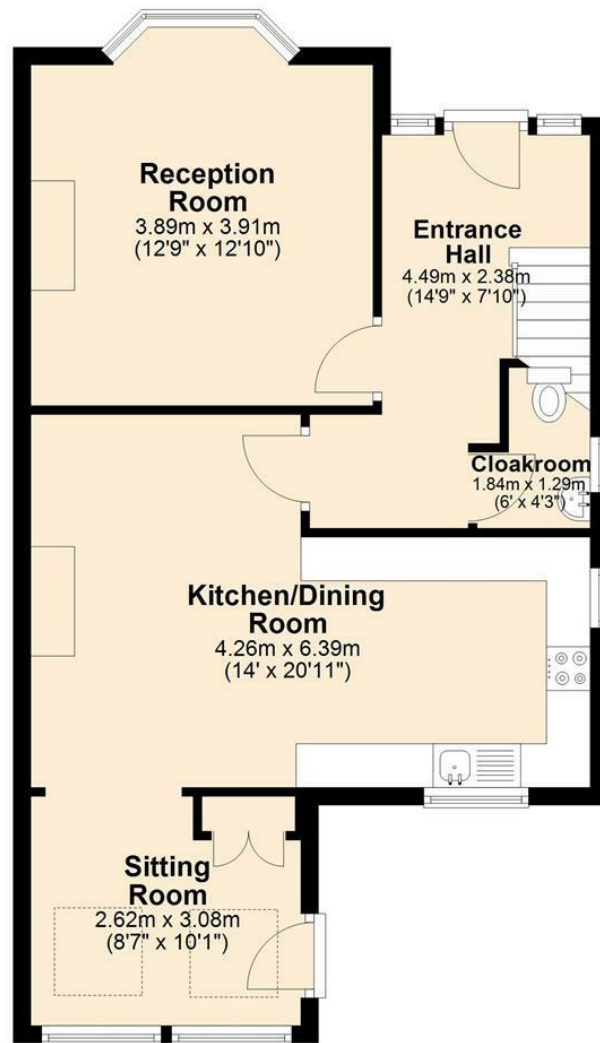






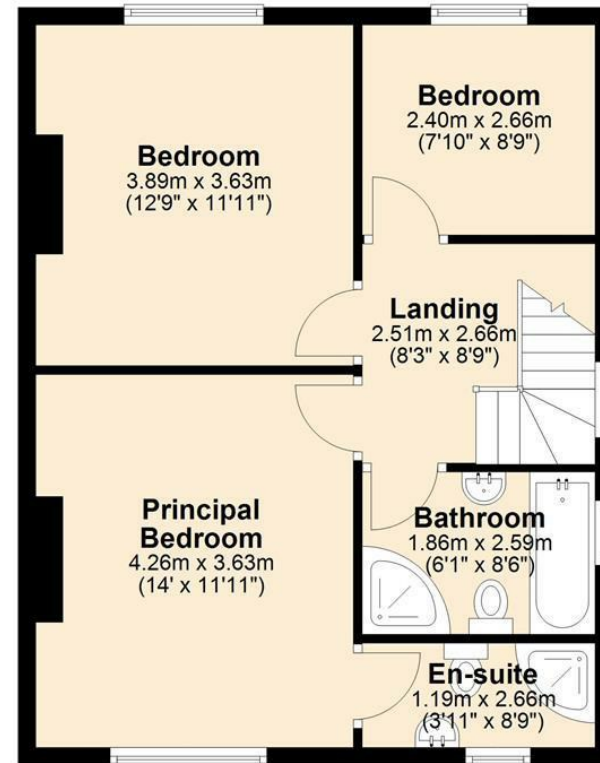
Ground Floor

Approx. 59.4 sq. metres (639.1 sq. feet)



First Floor

Approx. 52.7 sq. metres (567.4 sq. feet)



Total area: approx. 112.1 sq. metres (1206.5 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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