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Estate Agents . Valuers . Auctioneers . Chartered Surveyors
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1 Bank Side, Hartington, SK17 0AG

This immaculately presented three bedroom semi-detached family home is nestled on a substantial corner plot, located in the highly sought after location of Hartington in the Park District National Park with beautiful views towards the Derbyshire Countryside.

Situated on a quiet cul-de-sac within a short walk of the hugely popular Hartington village centre and all the amenities it has to offer.

The accommodation benefits from solid fuel heating and Upvc double glazing and briefly comprises: Entrance Porch, Lounge / Dining Room, Kitchen Area, Rear Hall, W.c, Utility Room and Additional Room currently being used as a gym. Landing Area, Three Bedrooms, Bathroom and separated W.c to the first floor.

The corner plot position offers some excellent sized and very well maintained lawned garden areas, paved patio area and display borders.

Block paved driveway provides off street parking for several vehicles.

An internal inspection of the property comes most strongly recommended.

Price: Offers In The Region Of £299,950

Subject to contract

ACCOMMODATION

Entrance porch

Tiled floor. Access to:

Lounge / dining room 25'2 x 11'9 (7.67m x 3.58m)

Radiator x 2. Feature multi-fuel stove. Laminate flooring. Coving.



Kitchen area 19'4 x 8'1 (5.89m x 2.46m)

Wall and base units. Stainless steel sink unit with drainer, rinsing bowl and mixer tap. Integrated fridge. Electric hob and oven with extractor unit above. Coving. Spotlights. Laminate flooring. Radiator. Stairs off. Understairs storage.



Rear hall

Tiled floor. Rear door.

W.c

W.c. Radiator. Tiled floor.

Utility room

Plumbing point. Tiled floor. Storage shelves.

Additional room 12'9 x 7'9 (3.89m x 2.36m)

Currently being used as a gym. Radiator. Laminate flooring.



Landing area

Loft access.

Bury & Hilton Limited for themselves and for the vendor or lessor of this property whose agent they are, give notice that:

1. These particulars do not constitute any part of, an offer of a contract;
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Bedroom 16' x 9'11 (4.88m x 3.02m)
Radiator.



Bedroom 11'11 x 9'1 (3.63m x 2.77m)
Radiator. Storage alcove.



Bedroom 8'2 x 9'8 (2.49m x 2.95m)
Radiator. Storage cupboard. Airing cupboard.

Bathroom

Bath with shower over. Heated towel rail. Tiled floor. Wash basin.

W.c

W.c. Radiator.

Outside

The corner plot position offers some excellent sized and very well maintained lawned garden areas, paved patio area and display borders.

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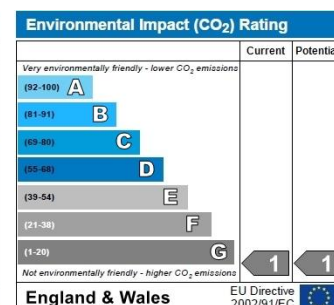
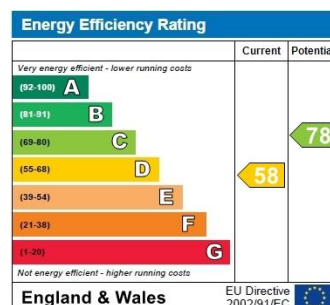


Viewing

By prior appointment through the Agents.

Please note

The agent has not tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purpose, neither has the agent checked the legal documents to verify the freehold/leasehold status of the property. The buyer is advised to obtain verification from their Solicitor or Surveyor.



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