



Riverside Plot, Swallowholme Grange Bamford, Derbyshire, S33 0BN

Saxton Mee

Swallowholme Grange

Asking Price

£274,950

SUMMER SALE

Swallowholme Grange comprises a new small residential development, idyllically situated in the heart of the Peak District National Park, running alongside the River Derwent. On the edge of the village of Bamford and five minutes by car to Hathersage, where there is an outdoor swimming pool. Convenient for local shops, cafes, post office and garden centre. Within easy walking distance of the railway station with access to Sheffield and Manchester.

Plot 7 with Kingfisher Luxury Lodge with river view – Price £274,950

This is a 40' x 20' Luxury Lodge having a full glass front fascia with patio doors
Wrap around balcony with river view

Exterior CanExcel cladding

Internal - panelled vaulted ceilings and fully clad walls

Comes fully furnished to a high standard as seen (show home props not included)

Feature built-out wall with inset electric fire and shelf to the lounge

Feature Anthracite vertical radiators to the lounge

Fitted kitchen in dark grey with skylight. Marble effect worktop, integrated appliances, breakfast bar and stools

King size bed to master bedroom. Wardrobes with mirrored sliding doors Concealed en-suite shower room to the master bedroom.

Second bedroom with double bed and fitted wardrobe/drawers and dressing chest

Bathroom has bath with shower over.

Built to Residential Standard BS 3632

Full residential use – for own occupation – no sub-letting permitted

Leasehold in perpetuity

Age restriction 50+

No dogs - domestic cat permitted

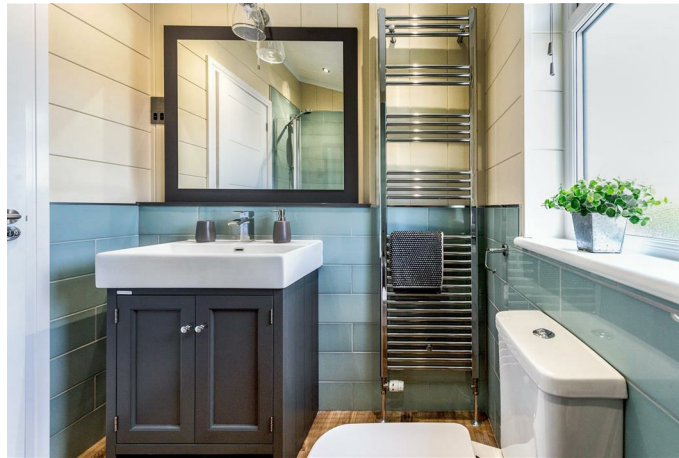
General Service Charge - £200 per month (RPI linked)

Council Tax Band A

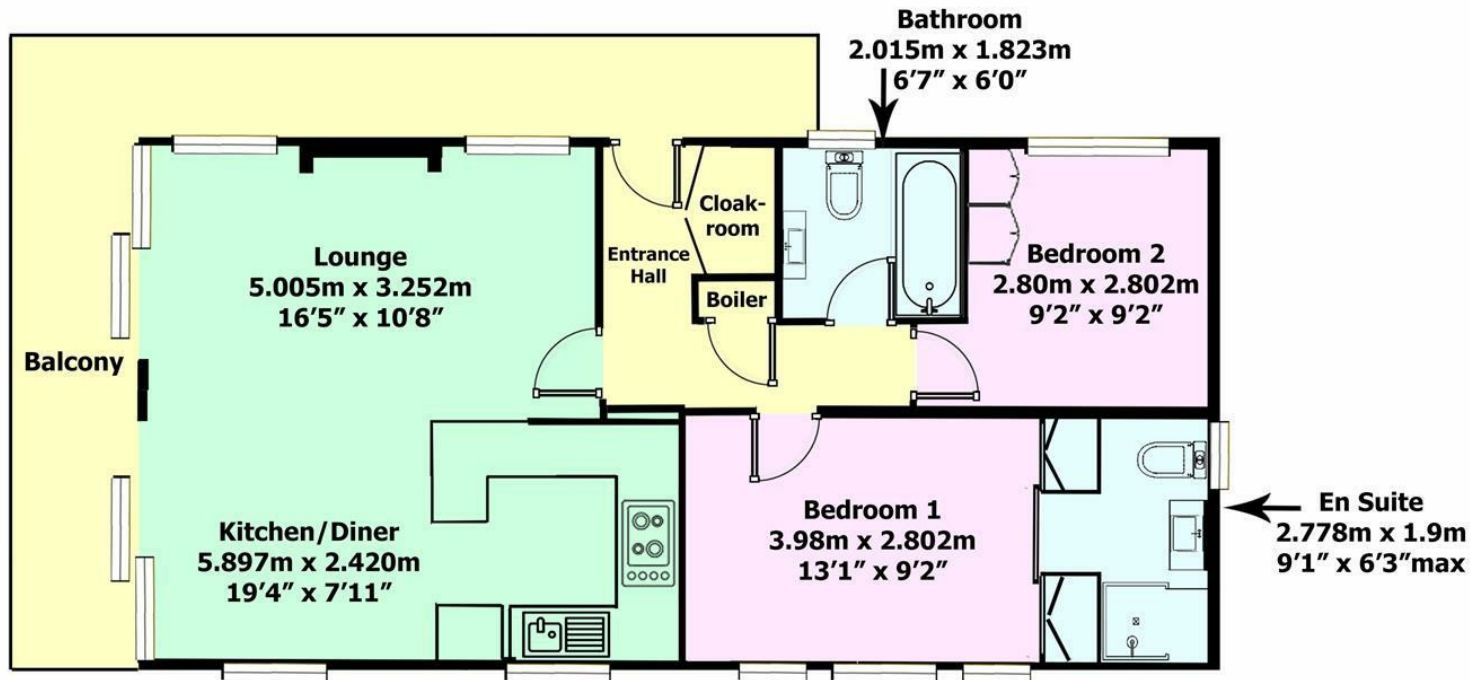
Mains electric, mains water, piped and metred Calor gas



- Kingfisher Luxury Lodge with river view
- Built to Residential Standard BS 3632
- Age restriction 50+
- No dogs - domestic cat permitted
- Council Tax Band A
- Parking
- Fully furnished to a high standard
- Local Rail Links to Sheffield and Manchester
- Full Residential Use 52 Weeks of the Year
- Viewings: Hathersage Office



Swallowholme Grange Kingfisher Luxury Lodge Bamford S33 OBN



Approx. Gross Internal Floor Area 800 sq.ft / 74.32 sq.m

Illustration for identification purposes only, measurements as approximate, not to scale

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