



Bannermans Court Station Road  
Hathersage  
S32 1DD

Saxton Mee





## **Bannermans Court Station Road, , Hathersage S32 1DD**

A rare and unique opportunity to purchase a stunning large five bedroom duplex apartment (Approx. 1900 sqft) together with three additional freehold properties including a Supermarket let to One Stop (Tesco's), a further shop unit.

The Roost. Inner secure courtyard and good parking. Providing a potentially substantial income of circa £39,000.

Hathersage is a very popular village within the Peak District, well connected by road and rail, with its own train station providing direct links to Sheffield and Manchester. It has a renowned outdoor swimming pool, excellent shops and restaurants and a vibrant community with a array of other amenities.

The Apartment with large open plan spectacular living area with bespoke kitchen and adjoining dining and living area. Patio doors to south facing terrace. Three double bedrooms and luxury bathroom. Utility room. Second floor: Home Office and two further bedrooms, separate bathroom and shower room. Outside - Two large entertaining terraces and stone built triple car port with store and secure inner courtyard area.

The Supermarket - Let to One Stop (Tesco's) - Approx 2,160 Sq. Ft. - 10 year Lease from November 2023

The Roost - a Detached Self Contained Apartment with open plan living kitchen, double bedroom, bathroom. Outside - Integral Double Garage. Vacant Possession.

The Shop - a Lock up shop unit currently used as an office. Vacant Possession

- Unique Opportunity to Purchase Four Properties in the Very Popular Hathersage Village
- Ideal for Multi-generational Living
- Hathersage has Excellent Amenities including Outdoor Swimming Pool and Train Station
- Separate dwelling for Dependent Relative or Investment and Potential to Extend
- Central Courtyard with Good Secure Parking
- Large Luxury 5 Bedroom Duplex Apartment
- Great Investment Opportunity
- Supermarket Let to One Stop (Tesco's)
- Separate Shop Unit to Let Out
- Garaging and Car Port



## THE APARTMENT

With access from the inner secure private courtyard, external staircase leads up to the:

### FIRST FLOOR LUXURY APARTMENT

With two south facing terraces, ideal for sitting out and entertaining and with views over the valley.

#### Large Open Plan Living Area

With superbly fitted Bespoke KITCHEN with extensive range of high quality base and wall units and a large central island with granite work top and with inset Siemens hob and other appliances including Miele coffee maker, range of ovens, microwaves and Neff dishwasher.

Large adjacent SITTING area and DINING area and wood burning stove. Patio doors to south facing terrace.

#### Living Room

With Staircase to second floor

#### Inner Hall

#### Large Luxury Bathroom

Fully tiled with high quality suite.

#### Utility Room

#### Double Bedroom One

With range of built-in wardrobes

#### Double Bedroom Two

#### Double Bedroom Three

#### Second Floor

#### Large Room

Ideal as a Home Office or relaxation area with three Velux roof lights.

#### Bedroom Four

Double bedroom with Velux roof light.

#### Bedroom Five

With Velux roof lights.

#### Shower Room

with full suite

#### Bathroom

With full suite.

#### Outside

#### Lockup Workshop/Store

#### Two Large South Facing Terraces

Ideal for sitting out and entertaining. Large secure store and open double garage/carport area.

#### ONE STOP SUPERMARKET

A shop unit currently let to One Stop (Tesco's) on a 10 year lease from 29 November 2023 to 28 November 2033 with 5 yearly review.

Sales area = 1603sqft (149sqm) 64'11" x 22'11" (19.8m x 7m)

Stock Area = 560sqft (52sqm) 26'10" x 18'4" (8.2m x 5.6m)

Managers Office

2 WCs

#### COMMERCIAL SHOP

To the rear, a yard with an additional store and external WC.

## THE ROOST

An attractive converted apartment property comprising external access to:

### First Floor Entrance Hall

#### Living Area

The open plan space includes a well fitted kitchen and living and dining area.

#### Double Bedroom

#### Bathroom Room

With full suite.

#### Outside

#### Garage/ Workshop

This has potential, subject to planning, to be part converted to provide a further bedroom and separate garage. With an electric up and over door and an additional store.

#### Car Port

An open fronted car port for three vehicles.

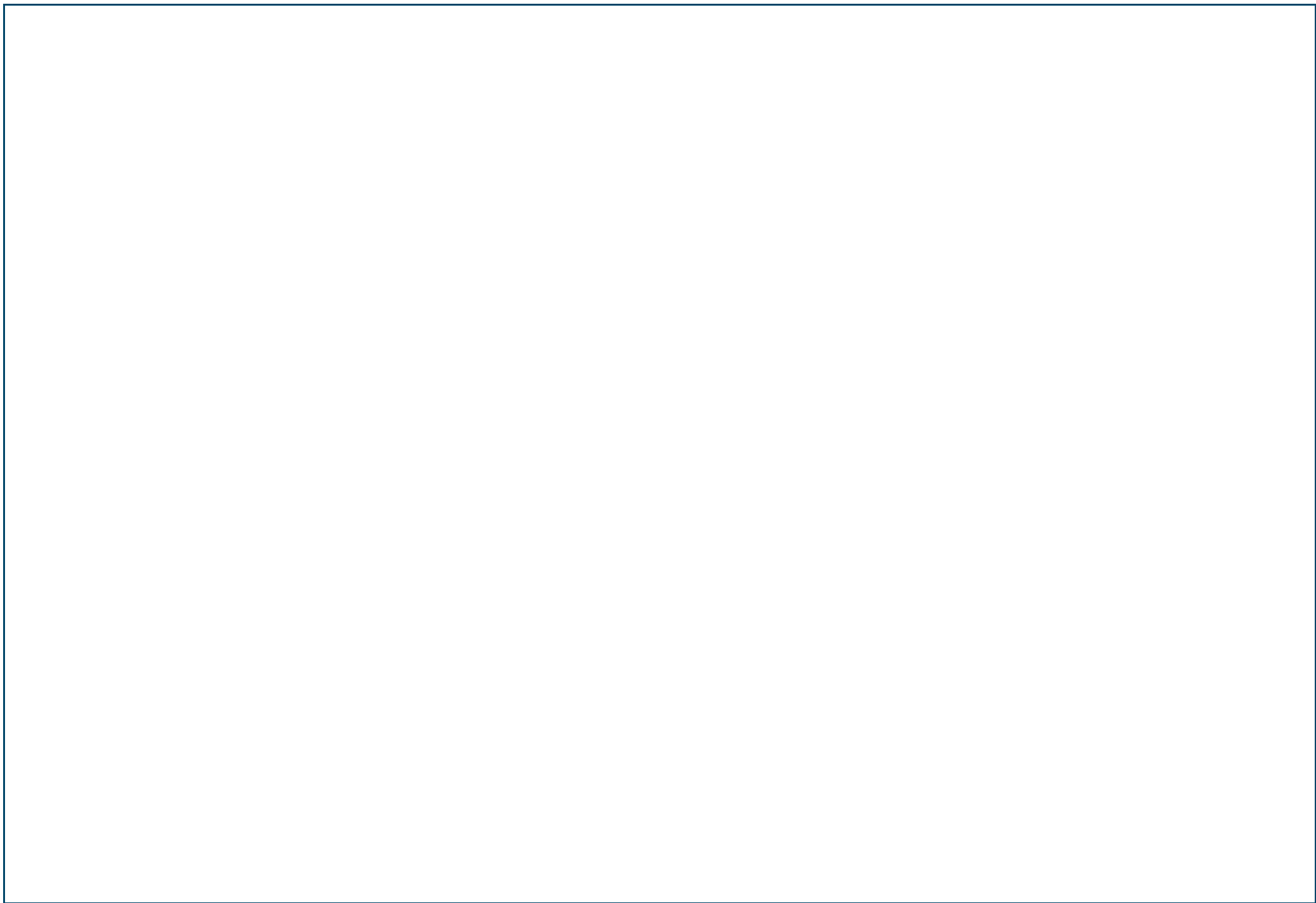
#### Services

The Roost is on separate electric meter and has a sub gas meter and shared water supply.

The Apartment has own water supply, own gas meter and own electric meter

One Stop has own water supply, no gas supply and own electric meter

The Shop has a water supply, no gas supply and own electric meter.



Bannermans Court

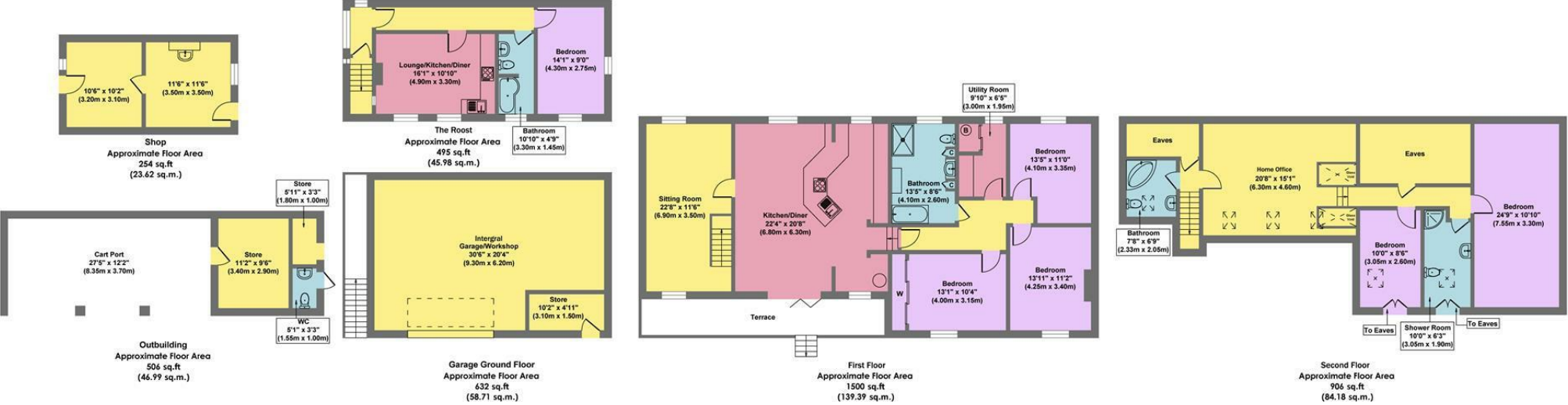


Illustration for identification purposes only, measurements are approximate, not to scale







