



11 Ladybower Drive, Hathersage, Derbyshire, S32 1DR

Saxton Mee

11 Ladybower Drive

Guide Price

£350,000

Set in the heart of the ever-popular Hope Valley village of Hathersage, this three-bedroom semi-detached home enjoys a peaceful and picturesque location within a sought-after residential development.

Guide Price £350,000 to £375,000.

Surrounded by the stunning scenery of the Peak District, Hathersage is a vibrant village known for its excellent range of independent shops, welcoming cafés, local amenities, and superb leisure facilities, including an open-air swimming pool and restaurants. Its strong community spirit, combined with direct access to beautiful walks and cycling routes, makes it a highly desirable place to live.

The property is ideally positioned for both country living and modern convenience, with a nearby train station offering regular services to Sheffield and Manchester, making it perfectly suited for commuters seeking a rural retreat with easy city access.

Inside, the well-presented accommodation begins with a front entrance lobby leading into a light and airy living dining room, which flows through to a well-equipped breakfast kitchen complete with integrated appliances and a door opening onto the rear garden. Upstairs, the layout comprises a double bedroom, two further bedrooms and a bathroom.

Outside, the home benefits from a pretty front garden and an easily maintained landscaped rear garden featuring a decked seating terrace and a timber store, ideal for enjoying the tranquil surroundings. Off-road parking for two vehicles adds to the practicality of this charming home.

A local three-year occupancy clause applies, making this an ideal opportunity for those with a genuine connection to the area.

- Highly Sought After Hope Valley Village
- Peaceful Residential Setting
- Off Road Parking For Two Vehicles
- Excellent Village Amenities
- Easily Managed Gardens
- Historic Swimming Pool
- Local Rail Links
- A Local Three Year Occupancy Clause Applies
- EPC: TBC
- Viewings: Hathersage Office

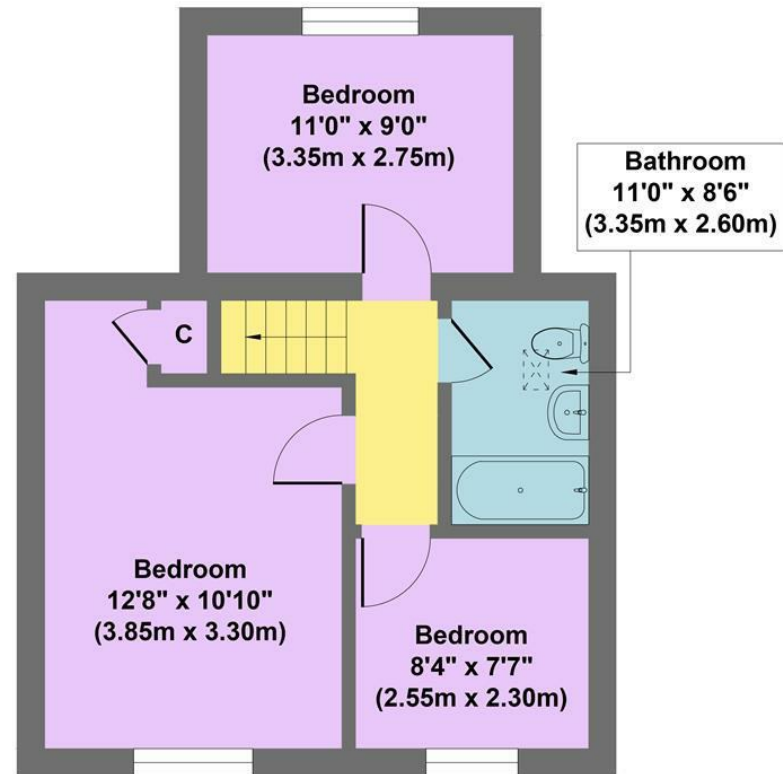




11 Ladybower Drive



Ground Floor
Approximate Floor Area
539 sq.ft
(50.05 sq.m.)



First Floor
Approximate Floor Area
418 sq.ft
(38.87 sq.m.)

Approx. Gross Internal Floor Area 957 sq.ft / 88.92 sq.m

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

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

Banner Cross
T: 0114 268 3241
E: bannercross@saxtonmee.co.uk
www.saxtonmee.co.uk

Hathersage
T: 01433 650009
E: hathersage@saxtonmee.co.uk

Bakewell
T: 01629 815307
E: bakewell@saxtonmee.co.uk

Matlock
T: 01629 828250
E: matlock@saxtonmee.co.uk

