



5 Church Street, Ashford-In-The-Water, Derbyshire, DE45 1QB

Saxton Mee

5 Church Street

Ashford-In-The-Water

Offers In The Region Of

£375,000

A Traditional Derbyshire Cottage In A Desirable Village Location.

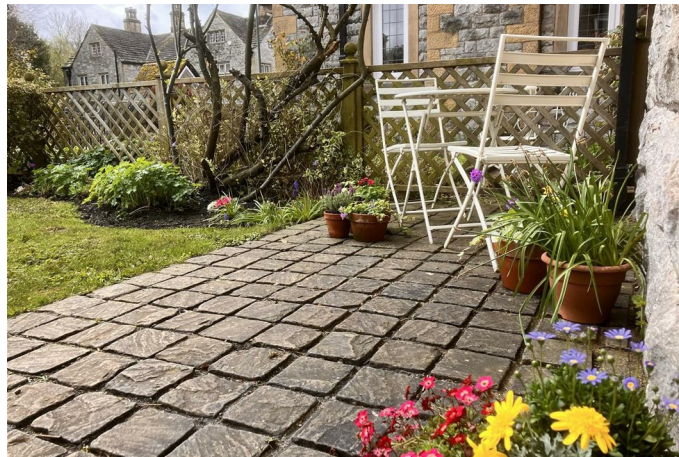
An attractive three bedroom mid terrace property with a pretty front garden, off road parking and stores.

Centrally positioned in the idyllic village of Ashford In The Water in the heart of the Peak District National Park. Bordered by spectacular Derbyshire countryside close to the Chatsworth Country Estate, Bakewell & Buxton. The pretty village has a shop, café, a traditional country inn, Rafters @riverside hotel and restaurant and the recently renovated Ashford Arms. Ideally located within easy reach of shops, leisure facilities and amenities as well as being in highly regarded school catchment. The property provides many outdoor pursuits on the doorstep whilst also being in easy commutable distance of major commercial centres.

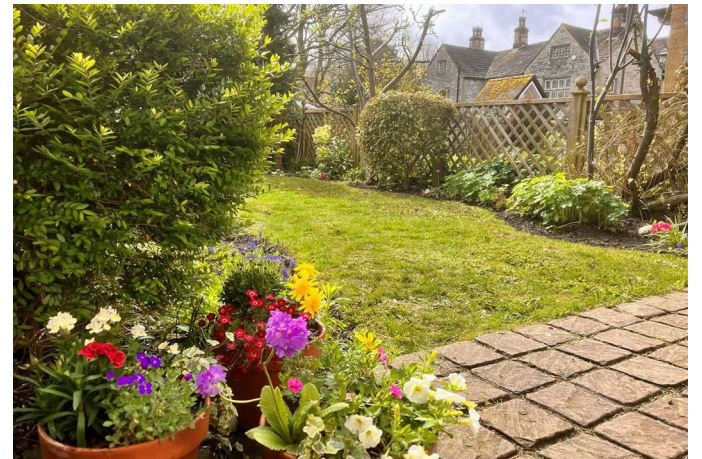
The spacious and immaculately presented accommodation is light and airy comprising: a fitted breakfast kitchen and a charming living/dining room with parquet flooring and a multi-fuel stove.

First floor: landing, a double bedroom with fitted wardrobes, a double bedroom, bathroom and a further bedroom.

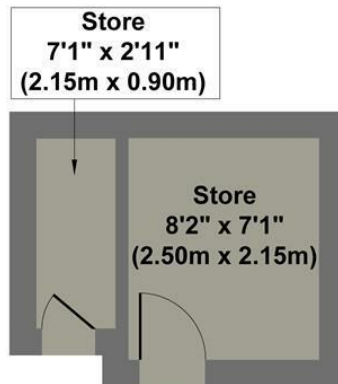
Exterior: with a well stocked enclosed front garden. Vehicular access to the rear with off road parking and two useful stores and a shared outbuilding.



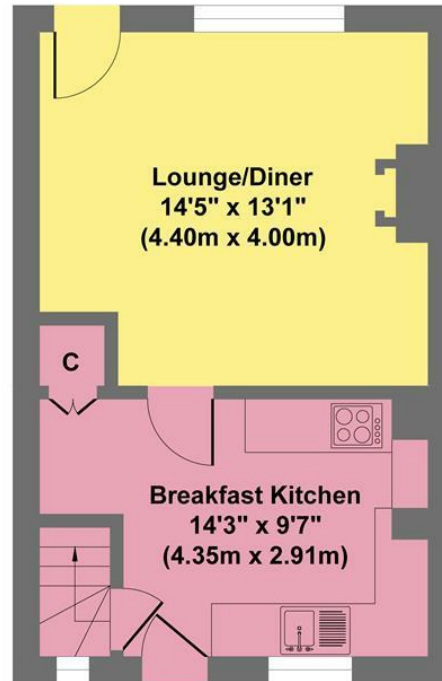
- Idyllic Derbyshire Village
- Three Bedrooms And Family Bathroom
- Easy Reach Of Shops & Amenities
- Direct Access To Many Local Walks
- Retaining Many Original Features
- Off Road Parking & Stores
- Tastefully Decorated With An Eye For Detail
- Within Lady Manners School Catchment
- EPC: D
- Viewings: Bakewell Office



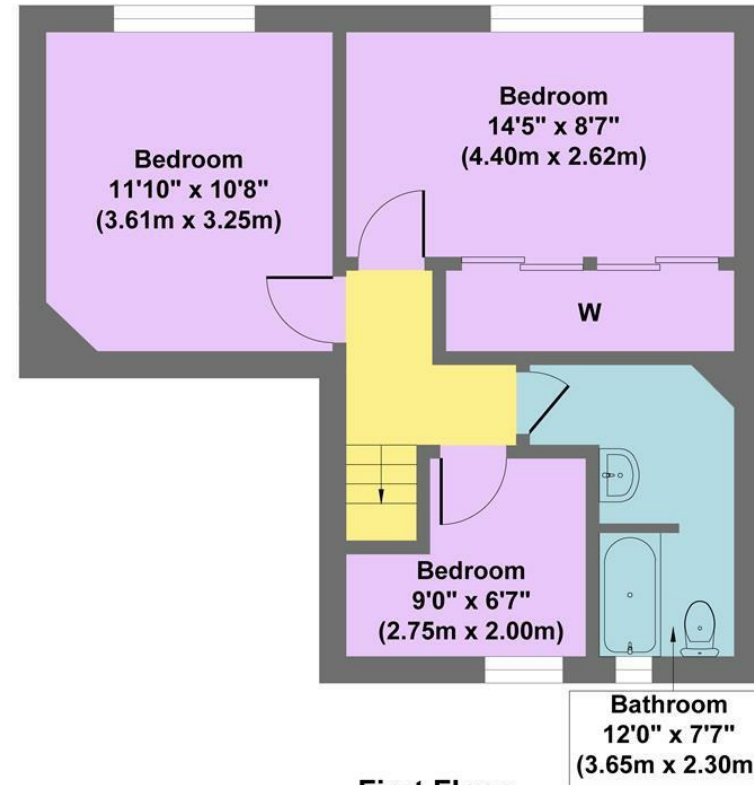
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Outbuildings
Approximate Floor Area
82 sq.ft
(7.63 sq.m.)



Ground Floor
Approximate Floor Area
334 sq.ft
(31.06 sq.m.)



First Floor
Approximate Floor Area
466 sq.ft
(43.33 sq.m.)

Approx. Gross Internal Floor Area 883 sq.ft / 82.02 sq.m

Illustration for identification purposes 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.'