



Grencroft Farm, Weadow Lane, Middleton-By-Youlgrave, Derbyshire,





# Weaddow Lane

## Middleton-By-Youlgrave

Guide Price

# £1,500,000

A unique opportunity to develop & complete a partially converted farmhouse, set within a generous plot of three-quarters of an acre, provides a serene retreat surrounded by breathtaking open countryside.

The site includes a further six buildings with planning consent to be converted into residential properties.

#### Site Description:

**Main Farmhouse:** The centerpiece of the site is a three-bedroom converted farmhouse. The interior is partially finished, offering an opportunity to tailor the final design to your personal tastes. Planning consent is in place for the construction of a detached garage.

**Outbuildings:** Five outbuildings, all with planning consent, these outbuildings provide a range of possibilities

Two, two-bedroom properties with first-floor bedrooms, ideal for holiday lets or additional family accommodation.

A three-bedroom property with open-plan living space, ground & first-floor bedrooms, offering flexibility for different living arrangements.

A further three bedroom property with open plan living accommodation, both ground & first floor bedrooms. Set around a shared courtyard, creating a communal area that enhances the rural charm & offers a versatile space for outdoor activities or landscaped gardens

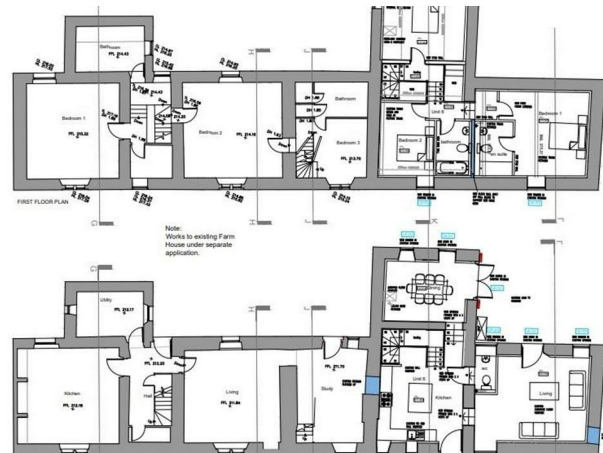
A detached two-bedroom, two-bathroom barn conversion, complete with off-road parking & a private garden, perfect as a guest house or separate dwelling.

A three-bedroom, two-bathroom semi-detached property adjoining the partially converted farmhouse, creating an interconnected living space or a separate dwelling.

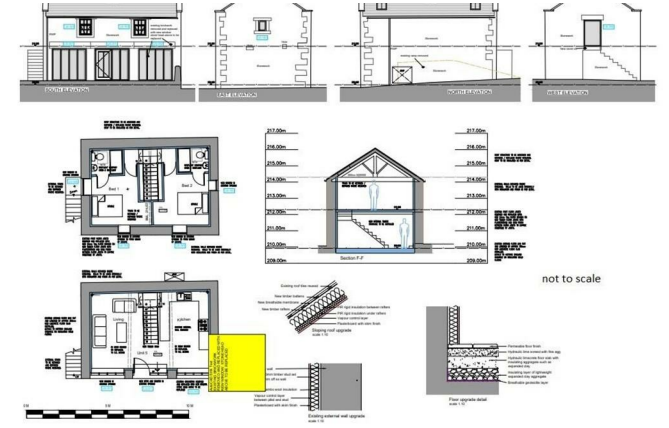
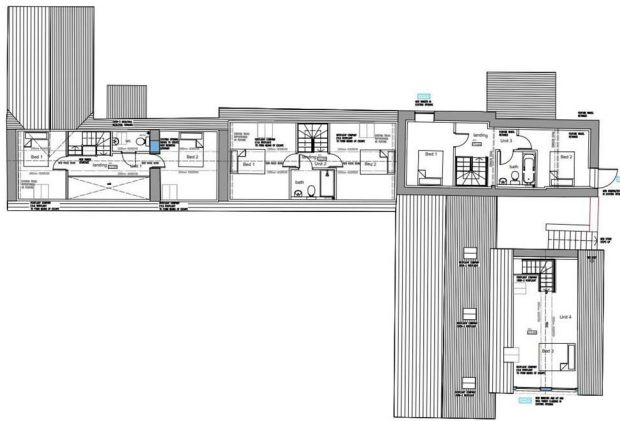
Middleton By Youlgrave is a tranquil village located in the heart of the Peak District National Park. The property is ideally situated for those who enjoy outdoor pursuits, with numerous local walks available directly from the doorstep at Bradford Dale & Lathkill Dale while the nearby village of Youlgrave provides amenities, including grocery shops, a post office, cafes & country inns.



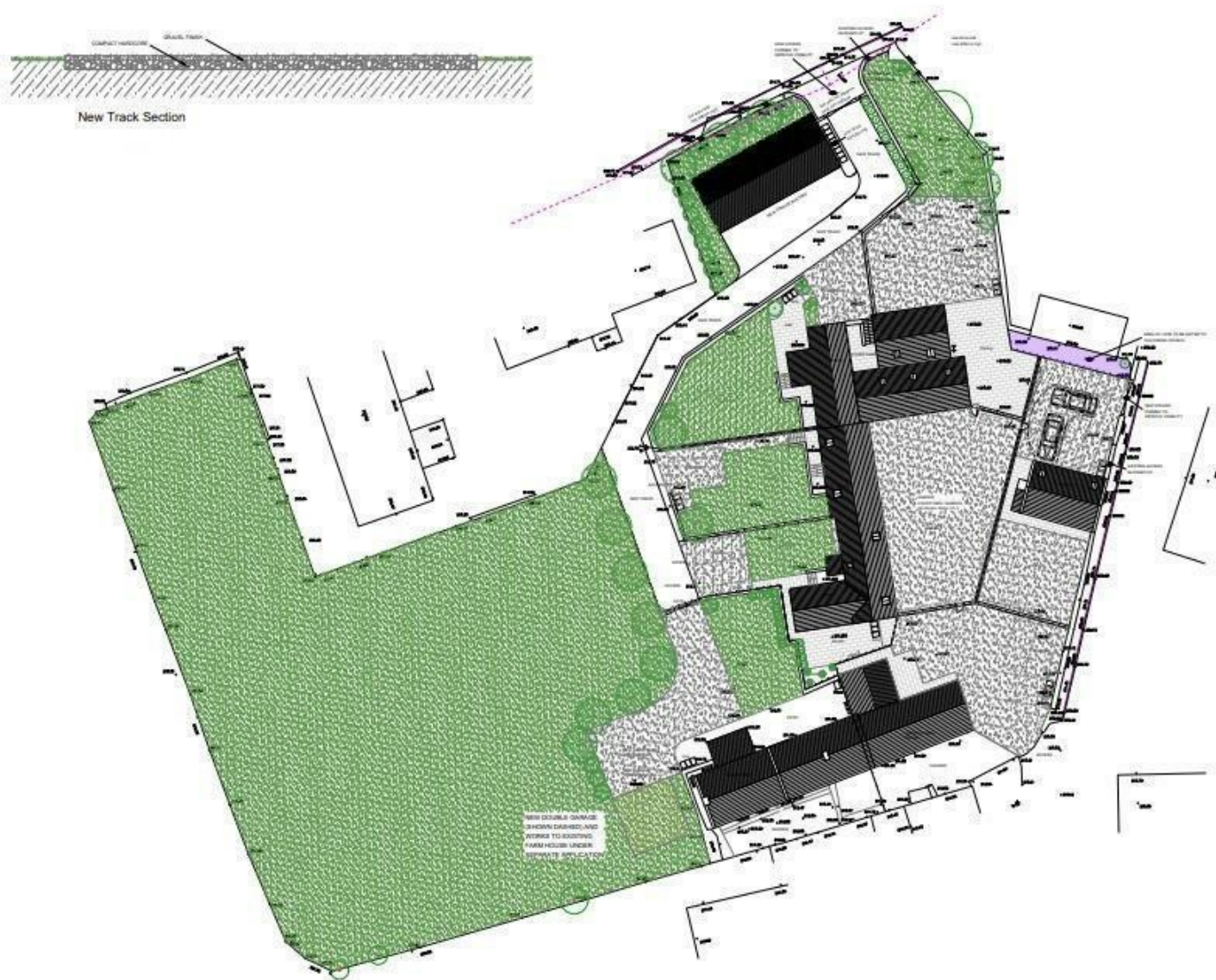
- Unique Development Opportunity
- £1,500,000 - £1,650,000 Guide Price
- Idyllic Rural Setting Bordered By Spectacular Derbyshire Countryside
- Many Traditional & Character Features
- Planning on The Site Offers Scope For Seven Dwellings
- Partially Completed Farmhouse
- Large Plot Amounting To 0.75 Acre
- Close To Shops & Amenities & Commutable Distance Of Bakewell & Matlock
- Within Highly Regarded Primary & Secondary School Catchment
- Viewings: Bakewell Office











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.'

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