



Barholm, Station Road, Great Longstone, Derbyshire, DE45 1TS

Saxton Mee



# Station Road Great Longstone

## £425,000

In the heart of the highly desirable Peak District village of Great Longstone, this detached bungalow occupies a peaceful residential setting within easy reach of local shops, well-regarded country inns and the surrounding countryside. The village is renowned for its welcoming atmosphere and strong sense of community, making it an ideal place to call home. With no upward chain, the property offers immediate appeal to those seeking single-level living, as well as excellent potential to enlarge subject to the necessary planning consents.

The accommodation is thoughtfully arranged across one level, beginning with an entrance lobby that leads into a central hallway. A comfortable sitting room with feature window and a gas fire, provides a warm and inviting focal point, a fitted kitchen with a range of units is complemented by a small garden room that also serves as a rear entrance. A versatile dining room could easily serve as a third bedroom or study, offering flexibility to suit a range of needs. Two double bedrooms include a principal bedroom with en-suite wet room and a further bathroom completes the internal layout.

A boarded loft provides useful storage.

Set within a generous corner plot, the gardens wrap around the property to the front, side and rear, providing plenty of space for relaxation, planting or outdoor entertaining. Vehicular access to the side leads to a single garage and a driveway, offering storage and off-road parking. The plot itself enhances the sense of privacy and creates excellent scope for further development, subject to consents.

Great Longstone enjoys a thriving community spirit, with local facilities including a village shop and welcoming pubs, while the nearby market town of Bakewell offers a wider range of amenities. Surrounded by spectacular Peak District scenery and well connected to transport links.



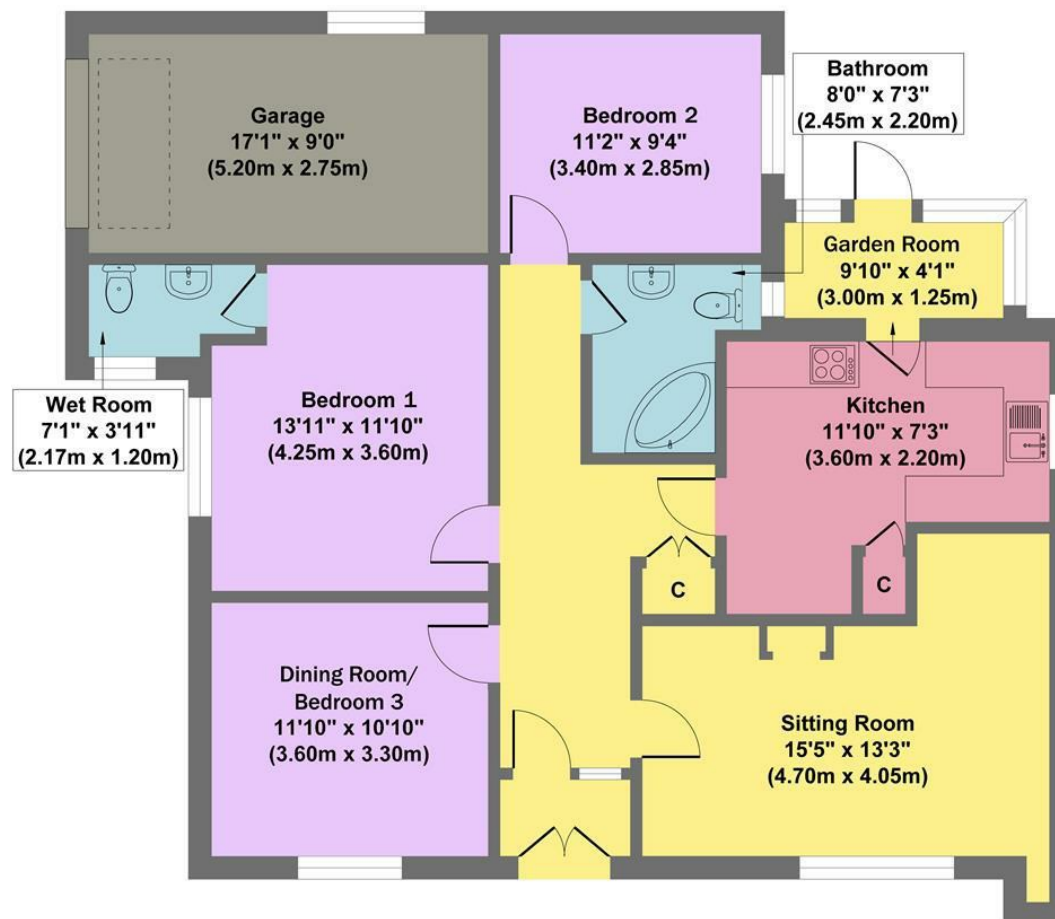
- Peaceful Residential Setting
- Centrally Positioned
- Direct Access To Many Local Walks
- Good Local Amenities
- Offers Scope To Enlarge
- No Upward Chain
- Gardens To Three Sides
- Garage & Off Road Parking
- EPC: TBC
- Viewings: Bakewell Office







## Barholme



**Approximate Floor Area**  
 1221 sq.ft  
 (113.41 sq.m.)

**Approx. Gross Internal Floor Area 1221 sq.ft / 113.41 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.'

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