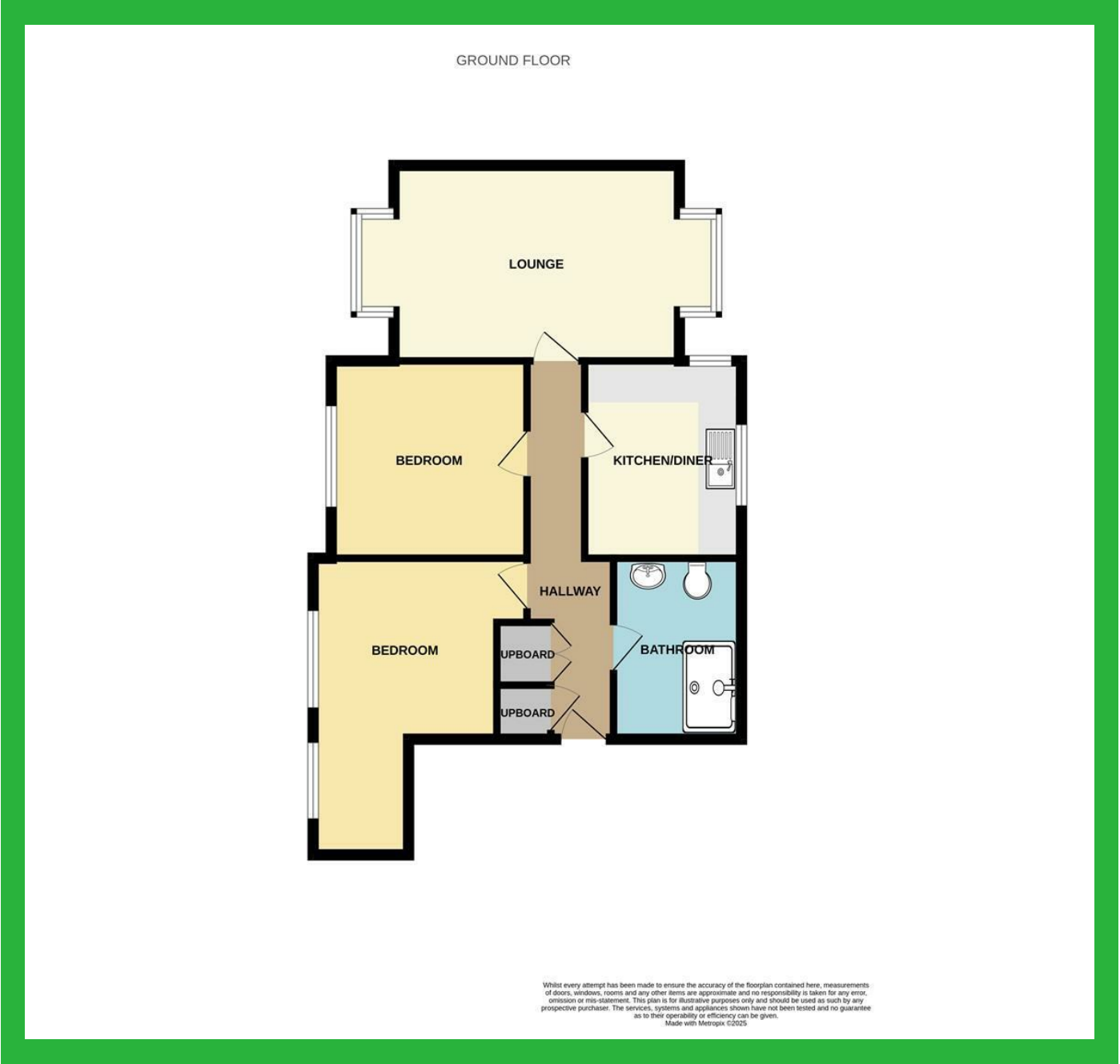




Crowther|Key
SALES

£164,995

2

1

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Flat 4 3 Silverlands Park
Buxton SK17 6QX

CALL US ON 01298 214441 OR EMAIL sales@crowtherkey.co.uk



NO ONWARD CHAIN!! Built in 1995, the property comprises hallway, lounge, two bedrooms, shower room and x1 parking space. VIDEO TOUR AVAILABLE.

The location of this first floor apartment is particularly appealing given its proximity to the town centre, as Buxton is renowned for its stunning natural beauty, including the famous Buxton Pavilion Gardens and the surrounding Peak District National Park, perfect for outdoor enthusiasts and nature lovers alike.

Silverlands Park is a peaceful neighbourhood, providing a sense of community while still being conveniently close to local amenities, schools, and transport links. This makes it an excellent choice for those who appreciate both tranquillity and accessibility.

Hallway

Airing cupboard and hot water cylinder, cloaks cupboard, night storage heater, entry phone.

Lounge (15ft x 10ft 2in)

Two UPVC windows to front and rear, two night storage heaters.

Kitchen (10ft 3in x 7ft 7in)

Attractive fitted units and round edge worktop, wall cupboards, stainless steel sink unit, two UPVC windows, electric cooker point, plumbing for washing machine, night storage heater.

Bedroom (10ft 3in x 8ft 7in)

Two UPVC windows, night storage heater.

Bedroom (10ft 6in x 10ft 3in)

UPVC window, night storage heater.

Shower Room

Large shower enclosure with electric shower unit, porcelain wash hand basin, low flush W/C, extractor fan.

Outside

X1 Parking Space

Misrepresentation Act 1967 \ Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, please obtain professional confirmation; alternatively, we will be pleased to check the information for you. We have not tested any apparatus, equipment, fixture, fittings or service and so cannot verify they are in working order, fit for their purpose, or within ownership of the sellers. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. They may however be available by separate negotiation.

These details are prepared as a general guide only, and should not be relied upon as a basis to enter into a legal contract, or commit expenditure. An interested party should consult their own surveyor, solicitor or other professionals before committing themselves to any expenditure or other legal commitments. If any interested party wishes to rely upon any information from the agent, then a request should be made and specific written confirmation can be provided. The agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The agent will not be responsible for any loss other than when specific written confirmation has been requested.

All Dimensions are approximate. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. They may however be available by separate negotiation.

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