

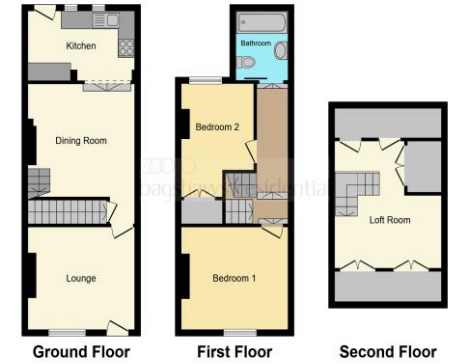


Mayfield Road, Ashbourne DE6 1AS

welcome to

Mayfield Road, Ashbourne

A mid terrace home set within walking distance to Ashbourne Town Centre. The accommodation over three floors comprises, sitting room, extended dining kitchen, two bedrooms, family bathroom & a second floor attic bedroom. The property needs some modernisation & cosmetic enhancement. No upward chain.



Sitting Room

11' 2" x 12' 7" max (3.40m x 3.84m max)

With UPVC entrance door and front facing double glazed window. The latter measurement is taken into the chimney recess. Radiator. Electric consumer unit.

Dining Kitchen

20' 2" max x 11' 7" max (6.15m max x 3.53m max)

A basic range of kitchen cabinets with stainless steel sink unit and point for ran electric cooker. The measurements are taken into the recess. There is rear facing double glazed windows and double glazed door leads to the exterior. Understairs pantry cupboard with shelving and power point.

First Floor Landing

A staircase leads from the open plan dining kitchen to the first floor landing.

Bedroom One

11' 3" max x 12' 7" (3.43m max x 3.84m)

With a front facing double glazed window with radiator beneath. The first measurement is taken into the chimney recess.

Bedroom Two

8' 11" x 8' 6" max (2.72m x 2.59m max)

With rear facing sash window which has delightful countryside views which adjoins the rear of the property. Radiator, understairs storage cupboard. The first measurement is taken into the chimney recess.

Bathroom

7' 7" x 6' 2" (2.31m x 1.88m)

A white and chrome suite includes panelled bath with Mira Jump electric shower and concertina shower screen, pedestal wash hand basin and wc. There is a radiator and a rear facing double glazed translucent window. The bathroom is part ceramic tiled including a decorative limestone border tile. Extractor fan.

Second Floor

Attic Bedroom Three

13' 6" x 11' 3" (4.11m x 3.43m)

Rear facing Velux window with black out blind, access to undereaves storage and a boiler cupboard which houses a Viessmann mains gas fired combi boiler. The measurements are taken between each exposed purlin and into the face of chimney. The room has a central stairwell with timber balustrade and turned spindles. Radiator.

Exterior & Gardens

Attractive gardens to the front of the property have a stone walled boundary to the street. A pathway leads to the property through the front gardens. There is passageway access to the rear of the property.

Rear Gardens

The rear gardens have a paved terrace adjacent to the property with exterior brick store place. Steps ascend to a paved patio and further steps lead through the garden which is majority laid to lawn. The rear boundary adjoins open farmland.



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welcome to

Mayfield Road, Ashbourne

- Mid Terrace Home
- Accommodation Over Three Floors
- Sitting Room & Extended Dining Kitchen
- Two Bedrooms & Bathroom to First Floor
- Second Floor Attic Bedroom

Tenure: Freehold EPC Rating: E

offers in the region of

£149,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
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bagshaws residential



01335 346677



Ashbourne@bagshawsresidential.co.uk



1 Shawcroft Centre, Dig Street, ASHBOURNE,
Derbyshire, DE6 1GF



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