



Manor Road, Ashbourne DE6 1EH

welcome to

Manor Road, Ashbourne

This property comprises of an Entrance Hall, Cloakroom, Lounge, Dining room/Snug, Kitchen diner, Four bedrooms a Family bathroom and a Shower room. Just meters from footpaths and open countryside and an easy stroll to the local park and town centre. Parking and single garage set in a quiet location.



Entrance Hall

Door to side, window to front, laminate flooring

Cloakroom

Laminate floor, radiator, wc, window to front, tiling, wash basin,

Lounge

16' 6" max x 13' 2" max (5.03m max x 4.01m max)
Two radiators, window to front, feature fireplace housing a gas fire

Dining Room/Snug

10' x 8' 9" (3.05m x 2.67m)
Laminate floor, radiator, window to rear

Kitchen Diner

16' 6" max x 10' 1" max (5.03m max x 3.07m max)
Laminate floor, french doors to rear, radiator, shelving, wall base and drawer units, window to rear, stainless steel sink, plumbing for washing machine and dishwasher, free standing cooker, extractor, boiler

First Floor

Bedroom One

13' 2" max x 10' 4" max (4.01m max x 3.15m max)
Cupboard with cylinder, laminate floor, fitted wardrobes, dressers, cupboard, shelves, window to front elevation, radiator,

Bedroom Two

13' 7" x 8' 8" (4.14m x 2.64m)
Laminate floor, radiator, window to front elevation,

Family Bathroom

Laminate floor, wc, wash basin, window to front elevation, radiator, bath, tiling

Second Floor

Bedroom Three

10' 10" x 8' 9" (3.30m x 2.67m)
Radiator, window to rear elevation, wood floor, loft access

Bedroom Four

10' 2" max x 9' 3" max (3.10m max x 2.82m max)
Laminate floor, radiator, window to rear elevation, fitted wardrobes

Shower Room

Tiling, radiator, wc, wash basin, electric shower cubicle, window to rear elevation

Exterior And Gardens

Front Garden - Gravel, plantings, path, outdoor lights, brick, timber boundaries, timber personal gates to side, tree
Rear Garden - Patio, lawn, hedge boundary, gravel borders, outdoor light, plantings, flower bed, steps to side path,
Tarmac driveway.

Single Garage

18' 5" x 8' 11" (5.61m x 2.72m)
With power and lights, consumer unit, manual up and over door.



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welcome to

Manor Road, Ashbourne

- No Upward Chain
- Detached
- Four Bedrooms
- Garage
- Spacious Family Home

Tenure: Freehold EPC Rating: C

£380,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ABN105989 - 0003

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