



Lorash The Channel, Ashbourne DE6 1FB

welcome to

Lorash The Channel, Ashbourne

Ashbourne town has a range of local amenities including restaurants, bars and shops. From this property you have excellent transport links with easy access to Nottingham, Derby or Stoke via the A52. Carsington Water, Alton Towers and the Peak District are all within a short drive.



Entrance Hall

As you enter the property you are greeted with the entrance to the two downstairs bedrooms and the staircase to the first floor.

Living/Dining Area

22' 9" x 14' (6.93m x 4.27m)

The upstairs living area consists of two sky-lights to the front elevation and an electric fireplace with a spacious area for a sofa, dining table and chairs. You are provided with access through to the kitchen area.

Kitchen

12' 9" x 8' 11" (3.89m x 2.72m)

The Kitchen area is situated at the side elevation of the property with a double glazed window overlooking the town centre. Within the kitchen you have a fridge, dishwasher, freezer and integrated hob/oven with a generous amount of cupboard/drawer space.

Bedroom One

12' 11" x 10' 4" (3.94m x 3.15m)

The first bedroom provides a double glazed window to the front elevation, under stair storage space and an en-suite.

Family Bathroom

The family bathroom is situated on the first floor with access through the first bedroom. The bathroom provides a walk-in shower integrated sink with cupboard space below and a toilet with a window to the front of the property.

Bedroom Two

12' 2" x 8' 9" (3.71m x 2.67m)

The second bedroom consists of a cupboard that stores the boiler, and a double glazed window to the front elevation.

Garden/Patio Area

The garden sits at the front of the property, this has a brick outbuilding for storage and a patio area for a table and chairs.



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Lorash The Channel, Ashbourne

- Two Bedrooms
- Private location
- Walking distance from local amenities
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Tenure: Freehold EPC Rating: D

£210,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ABN106283 - 0006

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