



Mayfield Road, Ashbourne DE6 1AS

welcome to

Mayfield Road, Ashbourne

A full refurbishment, new kitchen, bathroom and full rewire. Well-presented three-bedroom terrace in a popular location - ideal for first-time buyers, investors or those looking for a versatile home close to town.



Entrance Hall

Entering the property is the charming hallway with ceiling light, radiator, laminate flooring and access to all areas of the home.

Cloakroom

Under the stairs at the rear of the hallway is a WC with tiled flooring, ceiling light, free standing sink and extractor fan this room also features a part tiled wall.

Lounge

From the hallway you enter the open plan living area nicely flowing from the lounge to the dining area straight into the kitchen a bright, welcoming layout complementing each other. The lounge features a large bay window to the front, inset space for electric fire, laminate flooring, ceiling light and radiator.

Dining Room

Carrying on with the open plan living, flowing straight from the lounge into the dining area through and wide arched opening this room features radiator, ceiling light, inset space for electric fire, laminate flooring, storage cupboard fitting in with the same units as the kitchen and a window to the rear of the property brightening up this area.

Kitchen

Keeping on with that same open plan living, the kitchen features laminate flooring, ceiling light, rear patio door with a small rear window and is fitted with integrated washer/dryer, stainless steel inset sink, floor and wall hung units, electric hob and oven, cooker hood, marble effect work tops finished with space for a fridge freezer.

Landing

leading up the stairs to the landing all with carpeted floor with loft access, ceiling light and radiator.

Bedroom One

Bedroom one is a spacious double bedroom located at the rear of the property featuring ceiling light, radiator, two large windows at the rear elevation

letting in natural light the fitted carpet flows naturally from the landing.

Bedroom Two

Bedroom two, situated at the front of the property this well-proportioned double bedroom continuing with the fitted carpet includes large front-facing window providing a nice amount of natural light, character fireplace, ceiling light and radiator just as you enter.

Bedroom Three

The third bedroom is a versatile space that could serve a variety of purposes. it is fully carpeted same as bedrooms one and two, includes over stairs storage cupboard, radiator and another of those large front-facing window, making an ideal nursery, dressing room, or a home office.

Bathroom

Leading from the landing into the bathroom has been fitted with L shaped bath with shower over, floor standing storage unit with sink, WC, towel radiator and tiled flooring with part way tiled wall, ceiling light, extractor fan and window to the rear.

Outside

Outside, the rear is a patio area separate to lawn area, the garden has great potential overlooking a meadow.

Agents Note - this property has private right of access.



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welcome to

Mayfield Road, Ashbourne

- Modern open plan living
- Bright rooms
- Conveniently located for town amenities
- A full refurbishment, new kitchen, bathroom and full rewire.
- Modern kitchen

Tenure: Freehold EPC Rating: C

Council Tax Band: B

£200,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
ABN106718 - 0008

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