



**Hawthorn Close, Doveridge, Ashbourne. DE6 5ND**



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## **Hawthorn Close, Doveridge, Ashbourne**

Bagshaws Residential are delighted to market this EXTENDED & COMPLETELY RENOVATED property having flexible living accommodation comprising: open plan living kitchen diner with bi-fold doors to garden, utility room, luxury bathroom, two bedrooms. First floor two bedrooms and shower room.



Access to the property is gained via driveway providing off road parking leading to:

**Entrance Door:**

Leading into:

**Entrance Hallway:**

Having Karndean flooring; central heating radiator, Oak glass panelled stairs to the first floor accommodation; feature vaulted with sky light window; doors off to:

**Open Plan Living Kitchen Diner**

27' x 24' 8" max ( 8.23m x 7.52m max )

A fitted kitchen comprising one and a half bowl sink and drainer set in island base unit; further base, wall and drawer units; complementary work surfaces; breakfast bar; integrated oven with hob, splashback and cooker hood over; Karndean flooring; vertical radiator; bi-fold doors leading out to the rear garden via two steps; double glazed window to the rear elevation; central heating radiator; log burning stove; apex roof window.

**Utility Room:**

10' 10" x 5' ( 3.30m x 1.52m )

Having stainless steel sink and drainer set in a base unit; further base unit; plumbing for washing machine; central heating radiator; door leading out to the side elevation; Karndean flooring.

**Luxury Bathroom:**

10' 10" x 10' ( 3.30m x 3.05m )

Having free standing bath; walk in shower unit with wall mounted shower over; complementary wall and floor tiling; low level wc; his and hers sinks set in a vanity unit; double glazed window; heated towel rail.

**Bedroom / Reception Room:**

14' 11" x 13' 2" ( 4.55m x 4.01m )

With double glazed window to the front elevation; central heating radiator; feature fireplace housing an electric stove (we understand from the Vendor this is removable).

**Bedroom:**

11' 4" x 10' 11" ( 3.45m x 3.33m )

Having double glazed window to the front elevation; central heating radiator.

**Stairs From Hallway:**

Leading to:

**First Floor Landing:**

With doors off to:

**Bedroom:**

13' 7" max x 13' 1" max ( 4.14m max x 3.99m max )

Part restricted head height. Having double glazed window to the side elevation; two sky light windows to the rear elevation; central heating radiator.

**Bedroom:**

11' 3" x 10' 9" ( 3.43m x 3.28m )

Part restricted head height. With double glazed window to the side elevation; central heating radiator; storage cupboard.

**Shower Room:**

Having walk in shower with wall mounted shower; wash hand basin set in a vanity unit; low level wc; complementary wall tiling; laminate flooring.

**Externally:**

To the front the driveway provides off road parking with brick wall, hedge and timber fence boundaries. The rear garden is mainly laid to lawn with flower and shrub plantings, patio area and timber fenced boundaries.

**Garage:**

With up and over door; side personal door; glazed window.

**Please Note:**

Photographs may have been taken using a wide angle lens. Council Tax Band D.



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## Hawthorn Close, Doveridge, Ashbourne

- Completely Renovated & Extended Detached Property
- Flexible Living Accommodation
- Open Plan Living Kitchen Dining Bi-Fold Doors to Garden
- Four Bedrooms. Luxury Bathroom. Shower Room
- Garage. Driveway. Rear Garden

Tenure: Freehold EPC Rating: E

**£450,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
UTR109640 - 0004

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