



12 Northern Common, Dronfield Woodhouse, Dronfield, Derbyshire, S18

Saxton Mee

# 12 Northern Common Dronfield Woodhouse

Asking Price

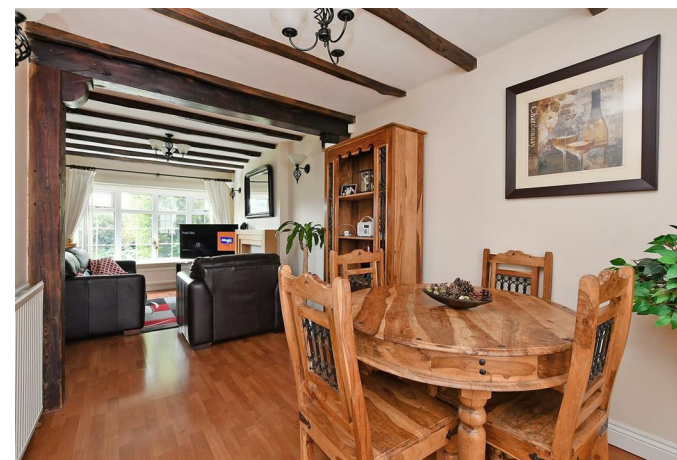
## £260,000

An excellent opportunity to acquire an affordable and well presented THREE BEDROOMED DETACHED house which is equally ideal for a young family or professional couple having a GARAGE TO THE REAR.

Enjoying views at the front overlooking farmland, the property offers gas fired central heating, uPVC double glazing and briefly comprises: entrance porch, open plan living/dining room, uPVC double glazed conservatory, fitted kitchen. Landing, two double bedrooms, third single bedroom and bathroom with a white suite.

Outside: garage to the rear. Enclosed easily maintained gardens to the front and rear , mainly laid to lawn.

- Sensibly priced three bedroomed detached family house
- Views over farmland
- Parking and garage to the rear
- uPVC double glazing and gas central heating
- Recent new soffits and fascias
- Perfect for professional couple/ young family
- uPVC double glazed conservatory
- Enclosed private garden
- EPC = D- Council Tax Band - C
- Leasehold





# 12 NORTHERN COMMON

APPROXIMATE GROSS INTERNAL AREA = 81.0 SQ M / 872 SQ FT

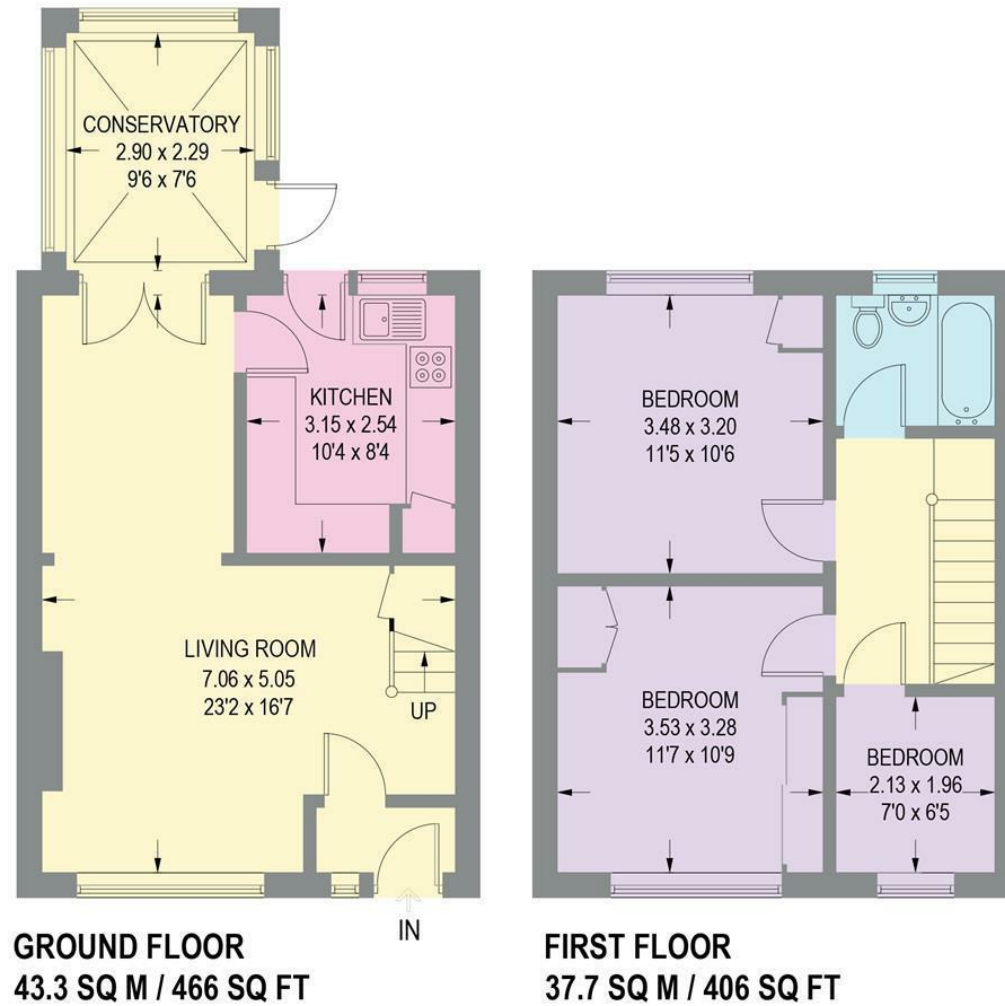


Illustration for identification purposes only, measurements are approximate, not to scale.

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

Banner Cross  
T: 0114 268 3241  
E: [bannercross@saxtonmee.co.uk](mailto:bannercross@saxtonmee.co.uk)  
[www.saxtonmee.co.uk](http://www.saxtonmee.co.uk)

Dronfield  
T: 01246 290992  
E: [dronfield@saxtonmee.co.uk](mailto:dronfield@saxtonmee.co.uk)

Hathersage  
T: 01433 650009  
E: [hathersage@saxtonmee.co.uk](mailto:hathersage@saxtonmee.co.uk)

Bakewell  
T: 01629 815307  
E: [bakewell@saxtonmee.co.uk](mailto:bakewell@saxtonmee.co.uk)

Matlock  
T: 01629 828250  
E: [matlock@saxtonmee.co.uk](mailto:matlock@saxtonmee.co.uk)

