



33, Hallam Court Pembroke Road, Dronfield, S18 1WN

Saxton Mee

Hallam Court Pembroke Road

Offers Around

£123,500

A great opportunity to acquire a sensibly priced 2 bedroomed second floor flat which is nicely located within this purpose built development being well placed for a comprehensive range of local amenities in the town including train station.

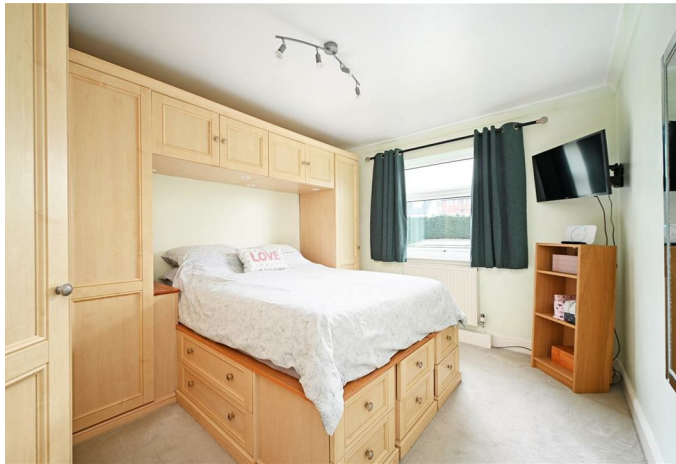
Equally ideal for a first time buyer, couple or the retired, the property is double glazed and offers gas fired central heating via an Ideal combination boiler which was fitted in May 2021 and has recently been serviced in August 2024. Communal ground floor entrance hall with intercom to each flat, private hallway with two useful storage cupboards, living room (which was originally far larger having been sub divided to form the additional bedroom/home office which is ideal for someone working from home or for occasional guests). Well equipped kitchen with appealing views, double bedroom with fitted wardrobes and excellent bathroom with shower over the bath.

Communal gardens and grounds with large parking area.

Leasehold

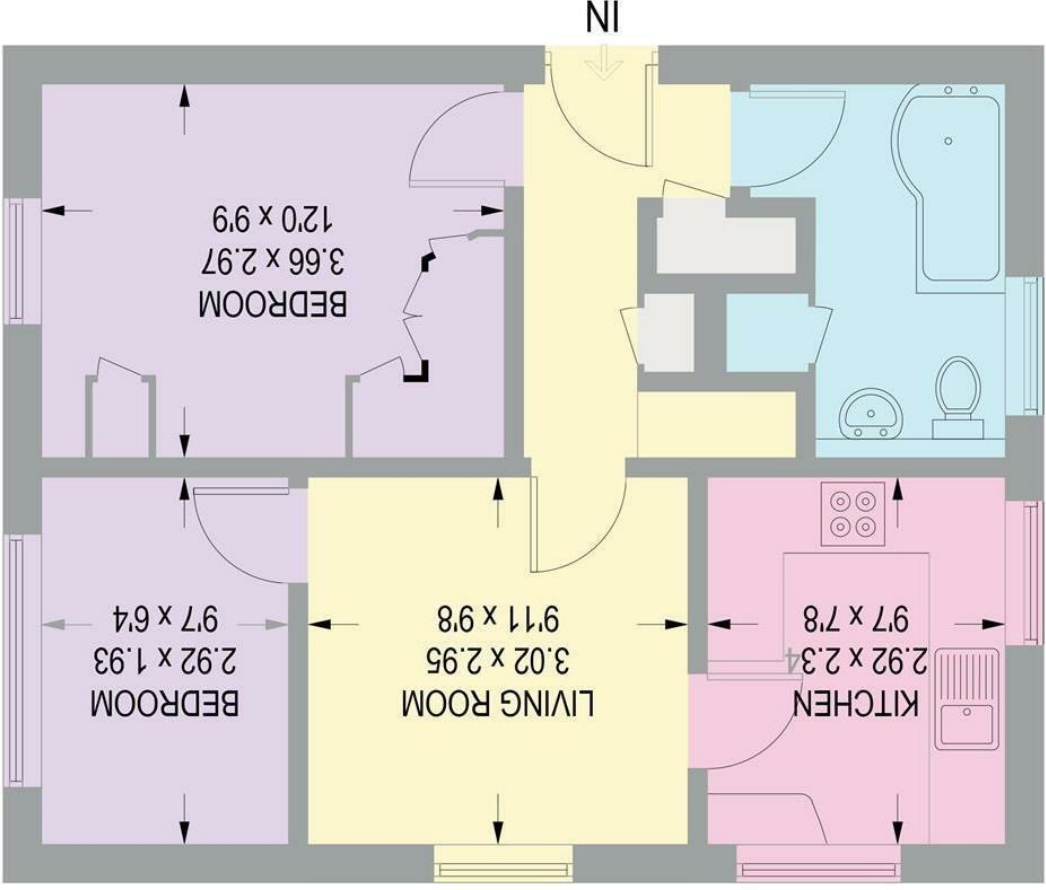
- Two bedroomed flat
- Gas central heating and double glazing
- Modern kitchen and bathroom
- Well placed for a range of local amenities
- Sought after residential area
- Ideal for FTB, couple or the retired
- EPC: D
- Lease information: £150pcm
- Council Tax Band:





33 HALLAM COURT

APPROXIMATE GROSS INTERNAL AREA = 45.7 SQ M / 492 SQ. FT.
(EXCLUDING GARAGE)



(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)



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.

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