



1 Woodside

Buxton, SK17 6PW

£450,000



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Tenure Freehold Council Tax Band E



A rare opportunity to acquire this three bedroom detached family home which has two bathrooms and two reception rooms plus a conservatory. The property has the benefit of uPVC sealed unit double glazing and electric central heating throughout and stands on an excellent plot with a single garage, off road parking and gardens. Situated in a desirable residential area within easy reach of The Market Place and the town centre, the property is offered for sale with no onward chain.

DIRECTONS:

From our Buxton office turn left and proceed up Terrace Road to The Market Place. Turn left into Market Street and left again into Concert Place which becomes Hardwick Square South. Continue along this road as it becomes Silverlands and after a while, turn right into Woodside. The property can be seen on the left where our For Sale board has been erected.

GROUND FLOOR

Entrance Hall

16'9" x 5'5" (5.11m x 1.65m)

With a leaded uPVC sealed unit double glazed window to side, stairs to first floor and under stairs cupboard. Entrance door and wall mounted electric night storage heater.

Cloakroom

5'8" x 2'7" (1.73m x 0.79m)

Fitted with a low level suite wc and vanity wash hand basin. Heated towel rail and frosted leaded uPVC sealed unit double glazed window to side.

Lounge

15'7" x 10'6" (4.75m x 3.20m)

With a decorative fireplace surround and mantle over incorporating an electric coal effect fire. With electric

night storage heater, two wall light points and a uPVC sealed unit double glazed leaded bay window to front.

Kitchen

11'4" x 10'5" (3.45m x 3.18m)

Fitted with an excellent quality range of base and eye level units and work surfaces incorporating a 1 1/2 bowl single drainer sink unit with tiled splashbacks. With integrated four ring ceramic hob with extractor over, integrated oven and integrated dishwasher. With tiled flooring, electric night storage heater and leaded uPVC sealed unit double glazed window to rear.

Utility Room

11'9" x 5'7" (3.58m x 1.70m)

With tiled flooring and fitted with a range of base and eye level units and work surfaces incorporating a stainless steel single drainer sink unit with tiled splashbacks. With space for fridge/freezer, space and plumbing for a washing machine, Velux sealed unit double glazed window and uPVC double glazed frosted leaded doors to both front and rear. Electric night storage heater.

Dining Room

12'7" x 10'5" (3.84m x 3.18m)

Electric night storage heater, leaded uPVC sealed unit double glazed window to rear and double glazed doors through into the lounge and into the conservatory.

Conservatory

16'1" x 5'11" (4.90m x 1.80m)

With tiled flooring and leaded uPVC sealed unit double glazed throughout with French doors leading to the side garden. With electric night storage heater.

FIRST FLOOR

Landing

12'7" x 3'3" (3.84m x 0.99m)

Airing cupboard with hot water tank and leaded uPVC sealed unit double glazed window to side.

Bedroom One

14'9" x 11'4" (4.50m x 3.45m)

Fitted with an excellent quality range of floor to ceiling wardrobes, cupboards, drawers and window seat. With an electric night storage heater and a uPVC sealed unit double glazed leaded bay window to front.

En Suite Shower Room

5'7" x 5'6" (1.70m x 1.68m)

Fitted with a glazed and mermaid board shower unit with a rainfall shower. With low level suite wc and vanity wash hand basin. Heated towel rail, extractor fan and frosted leaded uPVC sealed unit double glazed window.

Bedroom Two

12'9" x 9'1" (3.89m x 2.77m)

Fitted with an excellent quality range of furniture including floor to ceiling wardrobes, cupboards, side cabinets and chest of drawers. With electric wall mounted heater and leaded uPVC sealed unit double glazed window to rear.

Bedroom Three

8'9" x 7'10" (2.67m x 2.39m)

With electric wall heater and leaded uPVC sealed unit double glazed window to rear.

Shower Room

8'8" x 6'9" (2.64m x 2.06m)

With a glazed and mermaid board walk in double shower with rainfall shower, low level wc and vanity wash hand basin. Extractor fan and frosted leaded uPVC sealed unit double glazed window to rear.

OUTSIDE

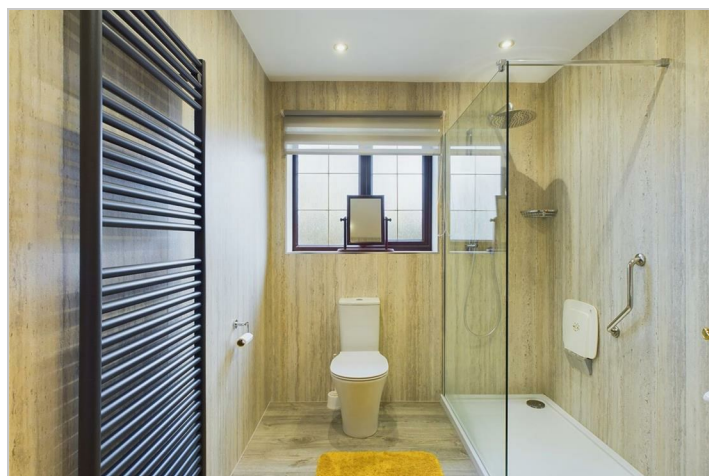
Garage

19'4" x 8'8" (5.89m x 2.64m)

With a remote control up and over door, light and power. With a block paved driveway for off road parking.

Gardens

There are formal gardens to three sides with lawned areas, patio areas and pathways.



Road Map



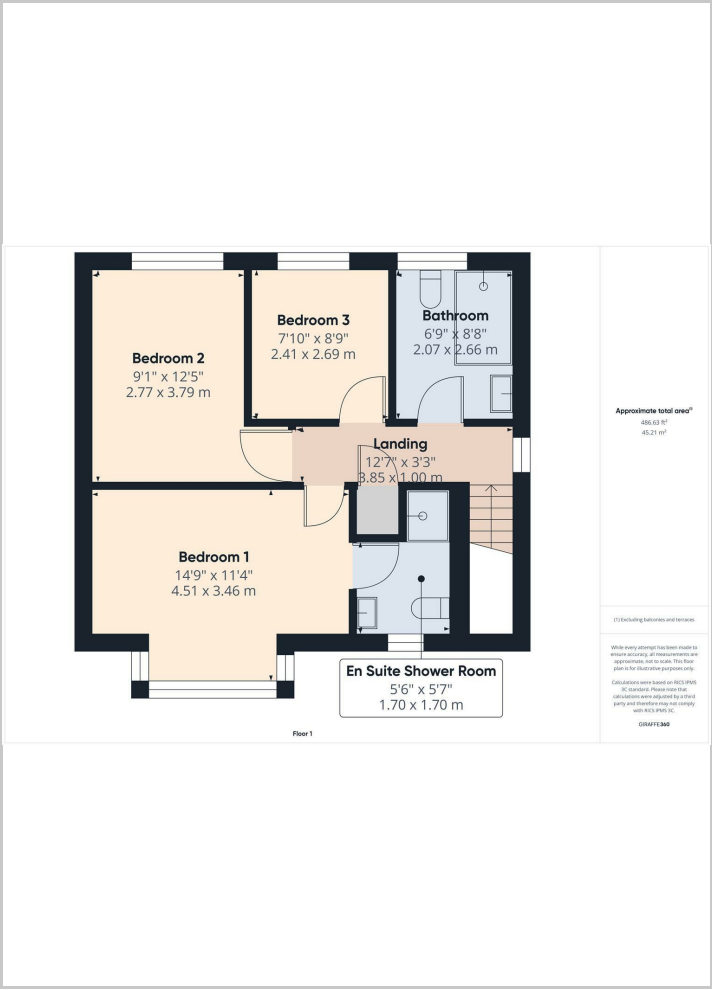
Hybrid Map



Terrain Map



Floor Plans



Viewing

Please contact our Jon Mellor & Company Office on 01298 24383 if you wish to arrange a viewing appointment for this property or require further information.

Important Notice

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Energy Efficiency Graph

