



Casa Dakini Main Street  
Chelmorton



Estate Agents. Valuers. Auctioneers. Chartered Surveyors  
Part of the Bagshaws Partnership

**Casa Dakini Main Street**  
Chelmorton  
Derbyshire, SK17 9SL



**Offers In The Region Of**  
**£240,000**

**Entrance Hallway**

With stairs leading to the first floor.

**Lounge**

Window to front. Radiator. Exposed stone chimney breast with multi fuel burning stove. Exposed wooden beams. Laminate flooring.

**Shower Room**

Fitted with a shower cubical, Wc and wash hand basin. Fully tiled walls.

**Dining Room**

Window to front. Radiator. Laminate flooring.

**Kitchen**

Fitted with worksurfaces with space below for appliances including washing machine, fridge, freezer and dryer. Wooden wall units. Ceramic sink. Space for gas cooker ran off LPG gas bottles. Radiator. Window to rear. Laminate flooring.

**First Floor Landing**

Landing area with doors leading too



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# Accommodation

## Separate WC

Low level wc. Radiator. Extractor fan.

## Bedroom

Velux style window to front. Radiator. Built in storage cupboards.

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Velux style window to front. Radiator. Built in storage cupboards.

## Bathroom

Fitted with a wash hand basin and panelled bath with wall mounted shower over. Partially tiled walls. Extractor fan.

## Outside

To the front of the property is a small paved yard area with fencing.

Please note, the oil tank for the property is on a neighbours property.

FREEHOLD

EPC- E

COUNCIL TAX- DERBYSHIRE DALES- BAND B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		85
(81-91)	B		
(69-80)	C		
(55-68)	D	53	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

## Agents Notes

Bury & Hilton have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bury & Hilton and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on information available at the time of printing.



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