





8 Sylvan Cliff **Buxton** Derbyshire, SK17 6QW











Bury and Hilton are delighted to bring to the market this beautifully renovated, substantial ${\sf SIX}$ bedroomed, stone built, double fronted, detached Victorian property, which is located in a highly sought after area, on a quiet, no through route road, which is conveniently located close to town and all amenities yet tucked away from the main roads

Offers In The Region Of £800,000



Time Buxton - 0129827524



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Entrance Vestibule

Glazed entrance door with double glazed timber windows to front and side. Original guarry tiled flooring. Radiator. Glazed inner door with stained glass windows leading to:

Grand Entrance Hallway

Stunning entrance hallway, with exposed wooden floorboards and stairs off leading to the first floor. Door off leading to lower ground floor. Two radiators. Ceiling coving and picture rails. Central heating controls for the ground floor zone. Burglar alarm control panel. Doors off leading to:

Lounge

20'10 x 16'1

With sash bay window to front and sash window to side with stained glass features with inner secondary glazing units. Wooden plantation shutters. Featuring open grate fireplace with tiled hearth and polished limestone surround. Exposed wooden floorboards, ceiling coving and picture rail. Two column style radiators and double radiator.

Dining Room

20'10 x 14'11

With sash bay window to front with stained glass features with inner secondary glazing. Wooden ${\sf Start}$ plantation shutters. Featuring open grate fireplace with tiled hearth and polished limestone surround. Exposed wooden floorboards. Ceiling coving and picture rail. Two radiators.

With square corner bay window to rear with stained glass features and sash window to side with inner secondary glazing. Gas fire with polished limestone surround and marble hearth. Exposed wooden floorboards. Picture rail and ceiling coving. Column style radiator.

Downstairs Shower Room

11'1 x 8'5

Fitted with shower cubical with sliding door and tiled walls with wall mounted shower over. Vanity wash hand basin with tiled splashbacks and wc. Original built in cupboards and drawers. Quarry tiled flooring. Radiator. Coat hanging space. Sash window to side with inner secondary glazing.

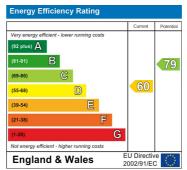
Agents Notes

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













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