



24 Market Street
High Peak



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

24 Market Street
High Peak
Derbyshire, SK23 0HY



Offers Over
£225,000

Entrance Hallway

Front Upvc entrance door. Tiled flooring. Stairs leading to the first floor.

Lounge

With Upvc sash style window to front. Two radiators. Laminate flooring. Inset freestanding electric fire place. Open plan to:

Kitchen Diner

Fitted with a modern and matching range of shaker style wall and base units with drawers with contracting worksurface over incorporating stainless steel sink with mixer tap and drainer. Integrated appliances including fridge, freezer and dishwasher. Space and plumbing for washing machine. Electric oven, Induction hob and extractor hood over. Tiled splash backs. Laminate flooring. Space for dining table. Large understairs storage cupboard. Wall cupboard housing the 'Worcester' gas combi boiler. Upvc window to side and rear. Upvc rear door.

First Floor Landing

Built in storage cupboard.

Bedroom One

Upvc sash style window to front and Upvc window to front. Radiator. Fitted wardrobes with hanging and shelving space.

Bedroom Two

Upvc window to rear. Radiator.

Bathroom

Fitted with a modern three piece comprising: Paneled bath with water fall shower head over and hand held shower also, wc and vanity wash hand basin. Upvc window to rear. Extractor. Heated towel rail. Partially tiled walls.



Buxton - 0129827524

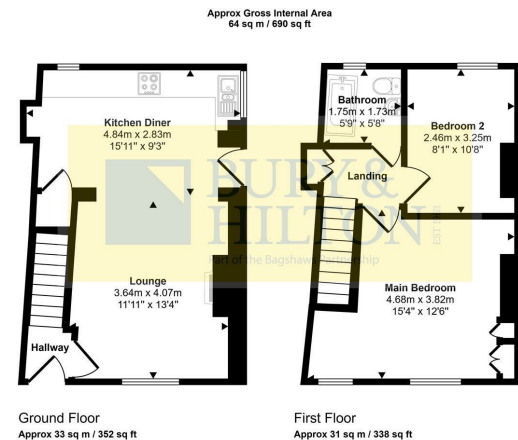


buxtonhomes@buryandhilton.co.uk





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		87
(81-91) B		
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snaggy 360.

Accommodation

Outside

To the side of the property is a gravelled area to provide off road parking which leads to a further decked seating area and small lawned space. Side storage area.

HPBC- BAND A
FREEHOLD
EPC- D

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.

Fixtures and Fittings

Only those fixtures and fittings referred to in the sale particulars are included in the purchase price. Bury & Hilton have not tested any equipment, fixtures, fittings or services and no guarantee is given that they are in good working order.

Broadband Connectivity

It is understood that the property benefits from a satisfactory broadband service; however, due to the property's location, connection speeds may fluctuate. We recommend that prospective purchasers consult <https://www.ofcom.org.uk> to obtain an estimated broadband speed for the area.

Mobile Network Coverage

The property is well-situated for mobile signal coverage and is expected to be served by a broad range of providers. Prospective purchasers are encouraged to consult the Ofcom website (<https://www.ofcom.org.uk>) to obtain an estimate of the signal strength for this specific location.

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.



17 High Street, Buxton, Derbyshire, SK17 6ET

T: 0129827524

E: buxtonhomes@buryandhilton.co.uk

www.buryandhilton.co.uk

Part of the Bagshaws Partnership

Offices in:

Ashbourne	01335 342201
Bakewell	01629 812777
Buxton	01298 27524
Leek	01538 383344
Penkridge	01785 716600
Uttoxeter	01889 562811

arla | propertymark

