



Tor Rise, Matlock, DE4 3DL

£525,000

We are thrilled to present this very well presented four bedroom family home. Located on extremely popular Tor Rise in the Starkholmes area of Matlock, the home is packed with impressive features including a driveway for four vehicles, garage, garden office/summer house, front and rear gardens and a significant upgrade within the home.

We have sold several homes very quickly on this street in recent weeks and expect this to be equally popular. More details to follow on Wednesday - please register your interest if you would like a priority viewing.

On the lower ground floor are an entrance hallway, bedroom, WC and doorway into the garage. On the ground floor is a large L-shaped sitting room, separate dining room and kitchen. To the first floor are three bedrooms and the family bathroom.

The home is located in the popular Starkholmes area of Matlock. Matlock is one of the most famous towns in the area, nestled on the border of the Derbyshire Dales and the Peak District. It has a thriving town centre (a recent report noted it was in the top 5 towns in the UK for increased footfall since the pandemic) and natural attractions aplenty all around. Chatsworth House, Peak Rail, The High Peak Trail and the similarly bustling market towns of Bakewell and Buxton are close by.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs		40	
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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