



Alsop Lane  
Whatstandwell Matlock





### Property Description

Step inside this exceptional 2-bed detached park home and be impressed from the first moment. The open plan living and dining area features a vaulted ceiling, flooding the space with natural light and enhancing the sense of space. High quality fittings, sleek surfaces and well-considered storage combine to create a kitchen that is not only beautiful but thoroughly functional.

The lounge offers a warm, inviting atmosphere, centred around a charming log burning stove - ideal for both relaxed evenings in and entertaining. Both double bedrooms offer generous proportions; the master benefits from its own en-suite shower room, while a family bathroom serves the remainder of the home. Every room has been thoughtfully finished with quality in mind.

Outside, the home enjoys its own side and rear garden, offering peaceful outdoor space for al fresco dining, gardening or simply relaxing. Parking for two vehicles ensures convenience for you and visitors alike. Situated within the tranquil Merebrook Park, the setting provides privacy and serenity, while still being within easy reach of local amenities.

Overall, this home offers an outstanding opportunity for those aged 45+ looking for a stylish, comfortable, detached home with all the modern conveniences - move in, relax and enjoy.

### Entrance Hallway

Accessed via a composite door to the front elevation and having two storage cupboards and a central heating radiator.

### Lounge

19' 4" Max x 17' Max ( 5.89m Max x 5.18m Max )  
Boasting a vaulted ceiling, skylight windows, log burning stove, three central heating radiators, access to the kitchen, UPVC double glazed window to the front elevation, French doors and bay window to the side.

### Kitchen

13' 6" x 9' 4" Max ( 4.11m x 2.84m Max )  
Having a range of matching wall and base units with work surfaces over, incorporating a one and a half bowl sink/ drainer unit with mixer tap over. There is an integrated Neff double oven, microwave, dishwasher, wine cooler, electric Neff hob, under-counter lights. There are pull-out cupboards, engineered oak flooring, UPVC double glazed window to the rear elevation, sky light windows and open access to:

### Utility

Having full length fridge and freezer, storage cupboards, integrated washing machine, boiler, central heating radiator, UPVC double glazed door to the rear elevation.

### Bedroom One

9' 9" x 9' 4" ( 2.97m x 2.84m )  
Having UPVC double glazed window to the rear elevation, central heating radiator, coving to the ceiling, walk-in wardrobe and door to:

### En Suite

Having a corner shower cubicle with mains fed shower head over, wash hand basin built into a vanity unit with mixer tap over, low level W.C, UPVC double glazed obscured window to the side elevation, splashback boarding, extractor fan and Karndean flooring.

### Bedroom Two

10' 6" Including wardrobes x 9' 4" ( 3.20m Including wardrobes x 2.84m )  
Having fitted wardrobes, central heating radiator, coving to the ceiling, UPVC double glazed window to the front elevation.

### Bathroom

Having a walk-in shower with mains fed shower head over, wash hand basin built into vanity unit with mixer tap over, low level W.C, splashback boarding, free standing bath with mixer tap over, UPVC double glazed obscured window to the front elevation and heated towel rail.

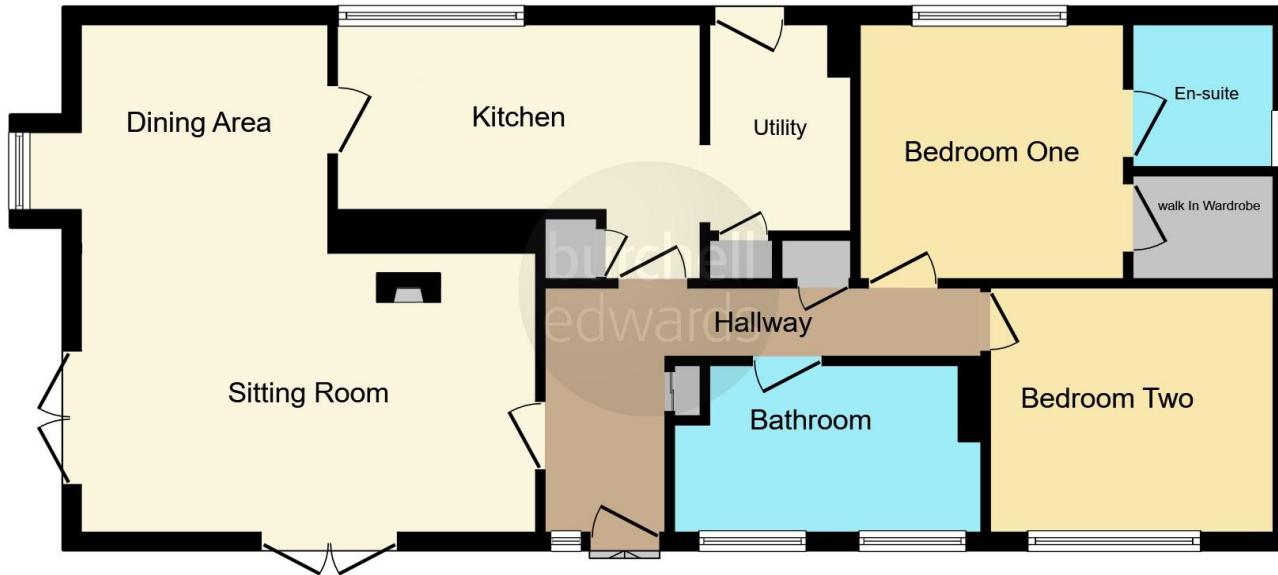
## Outside

To the front of the property, there are Indian stone steps leading to a paved seating area to the side of the property and security lights. The rear garden has fenced boundaries, decked steps leading up to a paved seating area, stocked flower beds, fishpond, timber shed with light & power, log store and a greenhouse.









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EPC Rating:  
 Exempt

Council Tax  
 Band: A

Tenure:

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Property Ref: BEL206900 - 0002