Mellors
ESTATE AGENTS

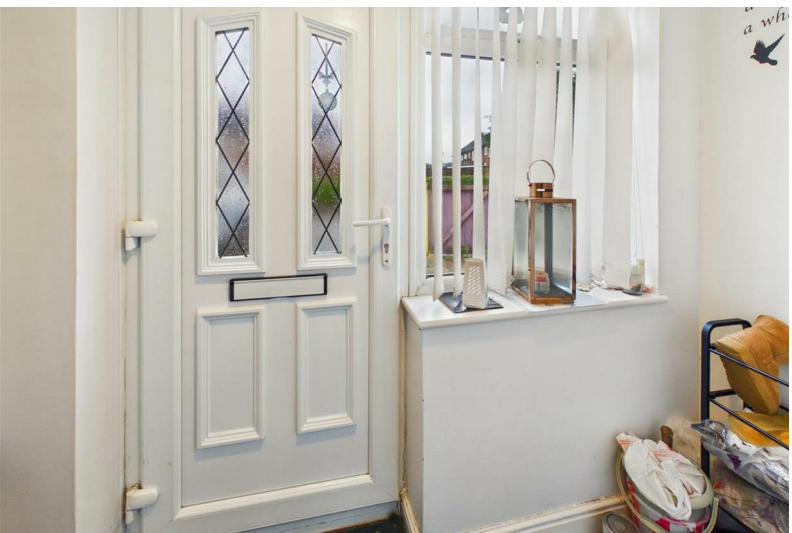


1 Cornwall Avenue

Buxton, SK17 7LU

Asking Price £200,000

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1 Cornwall Avenue

Buxton, SK17 7LU

Tenure Freehold **Council Tax Band** B





Situated in Cornwall Avenue, Buxton, this extended semi-detached house offers offering a good blend of living accommodation. With three double bedrooms, an additional reception room which has also been used as a fourth bedroom, this property is ideal for families or those seeking extra space.

The layout of the house is both practical and appealing, ensuring that every corner is utilised effectively.

Buxton is renowned for its picturesque surroundings and vibrant community, making this location particularly desirable. Residents can enjoy the local amenities, parks, and the stunning natural beauty that the area has to offer.

This property presents an excellent opportunity for anyone looking to settle in a welcoming neighbourhood while enjoying the comforts of a well-appointed home. Whether you are a first-time buyer or seeking a family residence, this semi-detached house on Cornwall Avenue is certainly worth considering.

DIRECTIONS

From our Buxton office turn right and bear right at the roundabout. Proceed along Station Road and travel straight across the next roundabout and turn left at the following two roundabouts. Continue up Fairfield Road and turn right into Queens Road, following the road around to the left and then to the right as it becomes Bench Road. At the end of Bench Road turn left into Victoria Park Road. Proceed along Victoria Park Road and Cornwall Avenue can be seen on the left hand side after a short while. The property can be seen on the left hand side.

Ground Floor

Entrance
8'0" x 2'10" (2.44m x 0.86m)
Double glazed entrance door to entrance porch with window to front. Door to hallway.

Hallway
9'9" x 3'4" (2.97m x 1.02m)
Stairs to first floor. Radiator. Understairs storage cupboard.

Lounge
19'0" x 9'3" (5.79m x 2.82m)
Double glazed window to front and rear. Two radiators. Gas coal effect fire with stone effect surround and hearth.

Kitchen
8'11" x 7'7" (2.72m x 2.31m)
Double glazed door to side and double glazed window to rear. Range of base and wall units. Build in electric over a=with gas hob and extractor over. Space for fridge/freezer and washing machine.

Reception Room
12'11" x 11'2" (3.94m x 3.40m)
Currently used as a ground floor bedroom. Double glazed window to front. Radiator.

First Floor

Landing
8'4" x 3'2" (2.54m x 0.97m)
Double glazed window to side and front. Radiator. Loft access.

Bedroom One
10'2" x 9'11" (3.10m x 3.02m)
Double glazed window to rear.

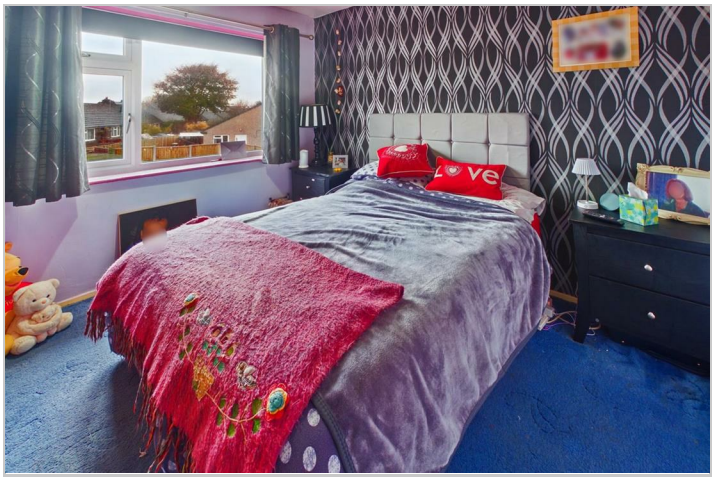
Bedroom Two
10'7" x 8'11" (3.23m x 2.72m)
Double glazed window to front. Radiator.

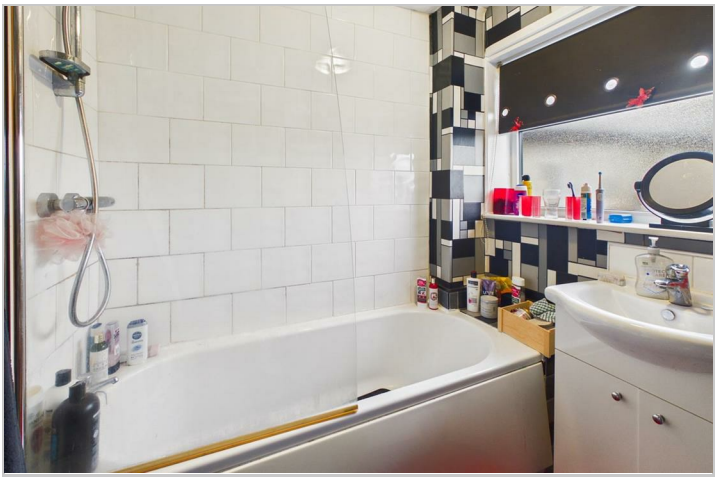
Bedroom Three
11'3" x 9'2" (3.43m x 2.79m)
Double glazed window to front. Radiator.

Bathroom
7'2" x 6'3" (2.18m x 1.91m)
Obscure double glazed window to rear. Panel enclosed bath. Sink unit with cupboard under. Low level W.C. Heated towel rail.

OUTSIDE
Paved to the front of the property providing off road parking. Brick built shed. Pathway to the side leading to rear shingle garden, enclosed by panel fencing.









Road Map



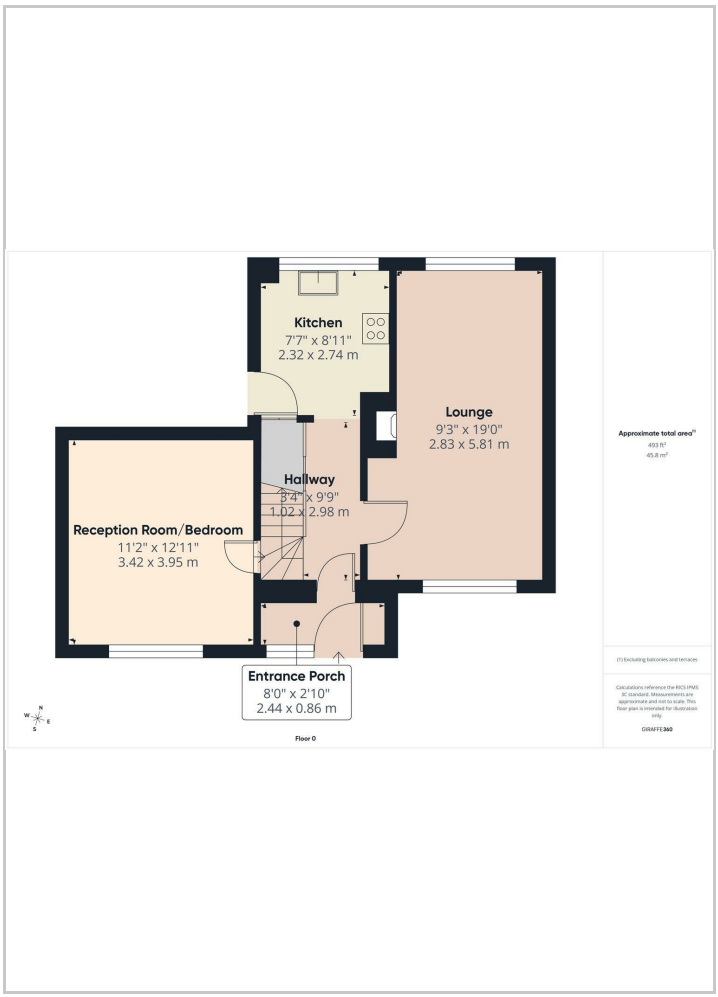
Hybrid Map

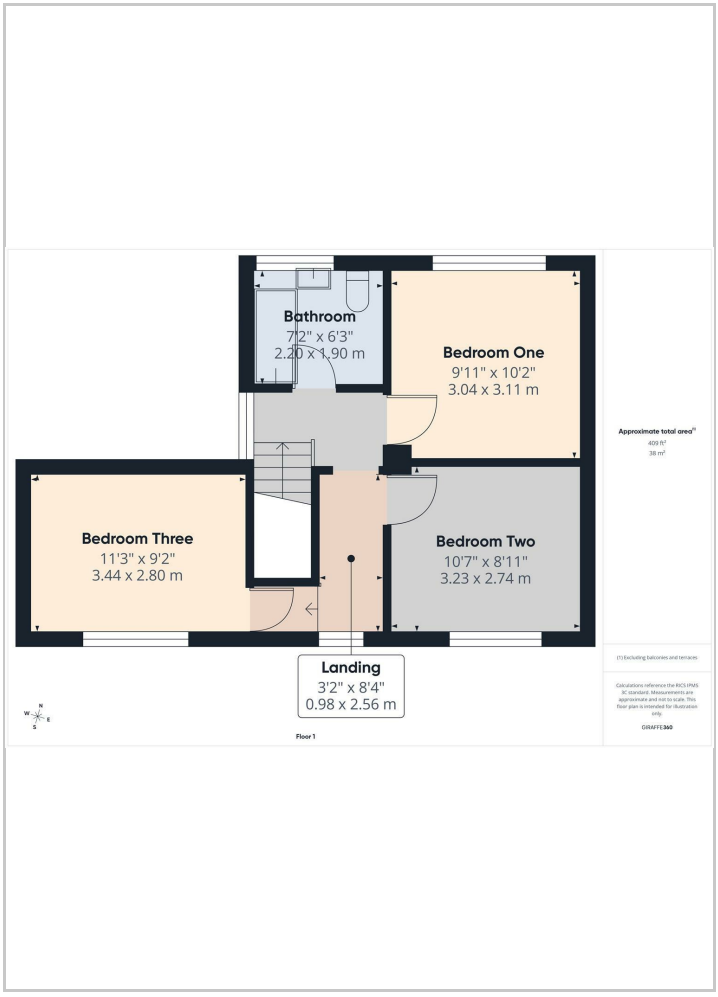


Terrain Map



Floor Plans

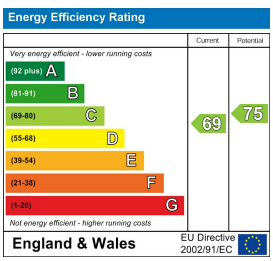




Viewing

Please contact our Mellors Estate Agents Office on 01298 24383 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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