



87 Old Road, Heage, Belper, DE56 2BN

£525,000

A rare opportunity to own a genuine piece of Heage's heritage - An elegant four bedroom detached home set within a former Wesleyan Chapel dating back to 1822. Showcasing a wealth of character, high ceilings and well-proportioned living space, the property occupies a generous plot with wrap-around gardens, ample parking and a double garage, all in an elevated position with open views.

Property summary

To the ground floor, the accommodation comprises an entrance porch leading into a welcoming hallway, a spacious lounge with multi-fuel burner and access into the conservatory, a separate dining room, study/home office, and a large kitchen diner ideal for everyday living and entertaining. There is also a separate utility room and a downstairs WC with shower.

To the first floor, there are four well-proportioned bedrooms and a large four-piece family bathroom.

Externally, the property sits on a good-sized plot with wrap-around gardens, laid mainly to lawn with separate patio areas, offering plenty of space to enjoy the setting.

The property is accessed via electrically operated gates, leading onto a substantial driveway providing parking for multiple vehicles. There is also a detached double garage, complete with power, lighting, and a key fob controlled door.

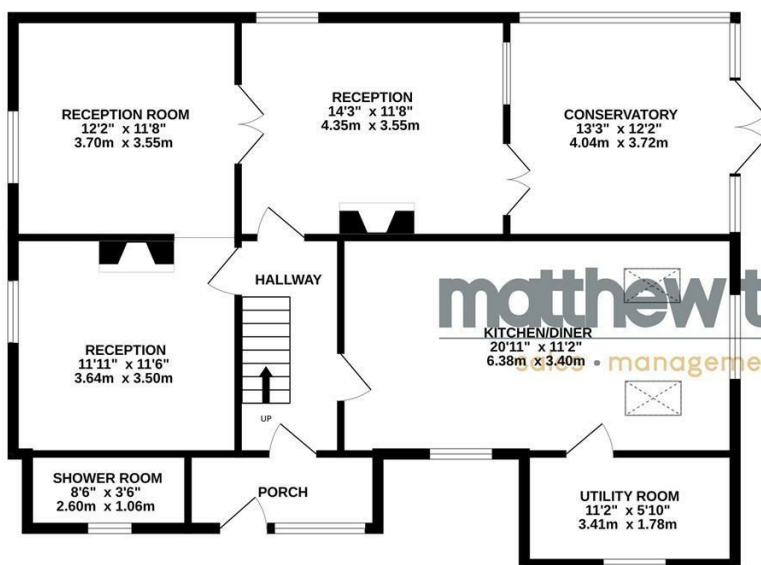
In addition, there is a useful brick-built outbuilding, also benefitting from power and lighting — ideal for storage, a workshop, or potential hobby space.



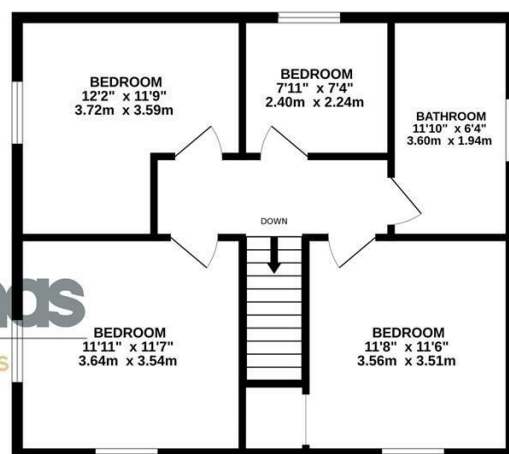


- Former Wesleyan Chapel dating back to 1822
 - Four well-proportioned bedrooms
 - Elevated position with open views
- Detached double-width stone-built garage and ample driveway parking
- A rare opportunity to own a piece of Heage's heritage
- Generous and versatile living space with high ceilings throughout
- Wrap-around gardens with lawns and patio areas
- Well positioned for access to surrounding towns, countryside and transport links

GROUND FLOOR
1012 sq.ft. (94.0 sq.m.) approx.



1ST FLOOR
606 sq.ft. (56.3 sq.m.) approx.



TOTAL FLOOR AREA : 1618 sq.ft. (150.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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