

3 Bed Farmhouse

Town End Farm
Ashbourne Road
Kirk Langley
Ashbourne
DE6 4NS

£1,850 Per Calendar Month

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& Company

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DE6 4NS

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• Available Early February 2027 • Situated Securely Within Gated Grounds • High Specification Throughout • Three Double Bedrooms & Two Bathrooms • Utility Room & Downstairs WC • Open Plan Living • Private Patio & Lawned Areas • Parking For Several Vehicles • Viewing Is Essential To Viewing This Special Property • Stunning Kitchen Diner

Town End Farm is a STUNNING, recently refurbished farm house which is situated within a small gated complex and is ideally situated for Derby and Ashbourne. The property has been upgraded throughout with a recently installed bathroom, en suite and kitchen/diner with central island. The property has been diligently and carefully modernised with a mix of the old with the new throughout. Lawned gardens and gravelled driveway providing parking for four/five cars.

UTILITY ROOM 3' 10" x 9' 6" (1.19m x 2.90m) Having wood effect flooring, plumbing for washing machine, space for dryer and obscure door leading to side.

LOUNGE To side aspect with feature exposed stone and glass staircase, wood effect flooring and under stairs storage.

KITCHEN/BREAKFAST ROOM 17' 0" x 23' 8" (5.19m x 7.23m) Having a range of wall and base units, central island with wooden work top, range with five ring gas stove, extractor over, integral dish washer and fridge freezer, French doors leading to separate patio area and feature glass and stone staircase leading to the first floor.

BEDROOM ONE 11' 1" x 14' 11" (3.40m x 4.55m) To end aspect with French doors leading to Juliette balcony.

ENSUITE 5' 7" x 7' 11" (1.71m x 2.43m) Shower room comprising of low level w.c, wash basin and shower cubicle.

BEDROOM TWO 11' 5" x 8' 3" (3.50m x 2.52m) To middle rear aspect with access to













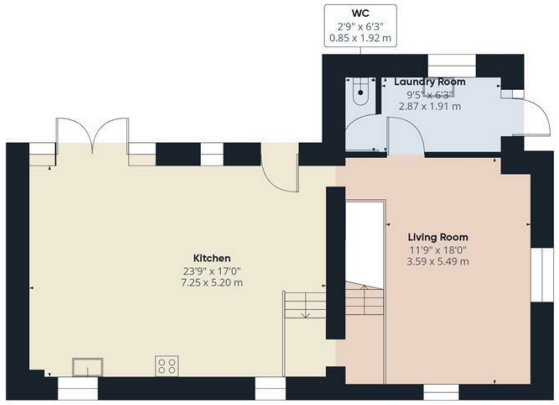

Floor 0



Floor 1

Approximate total area[1]

1386.18 ft²

128.78 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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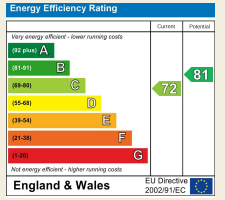

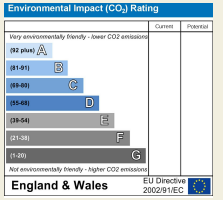

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