



7 Ashford Drive, Buxton, SK17 9GQ



# 7 Ashford Drive

Asking Price

## £310,000

Ideally positioned on the edge of Buxton and the stunning Peak District, this recently constructed three bedroom detached home offers superb turnkey accommodation, attractive countryside views and generous outdoor space.

Perfectly placed for well-regarded school catchments and within easy commuting distance of major commercial centres, as well as Bakewell and the surrounding villages, the property combines semi-rural living with everyday convenience. Historic Buxton provides a wealth of shops, amenities and leisure facilities, all just a short distance away.

Beautifully presented throughout, the accommodation begins with a welcoming front entrance hall leading to a well-fitted dining kitchen, appointed with a range of modern units and quality Zanussi integrated appliances. Patio doors open directly onto the rear garden, creating an ideal space for family living and entertaining. A cosy sitting room provides a relaxing retreat and a ground floor WC completes the layout.

To the first floor, the landing gives access to a double bedroom with an en-suite shower room, a well-appointed family bathroom, a double bedroom and a further bedroom ideal as a nursery, guest room or home office.

The property is approached via a shared driveway leading to off road parking for two vehicles. To the rear is a generous enclosed garden, mainly laid to lawn with a seating terrace, enjoying attractive views across the surrounding countryside and offering excellent space for outdoor dining and recreation.

This is an excellent opportunity to acquire a modern, low-maintenance home in a highly accessible yet picturesque location.

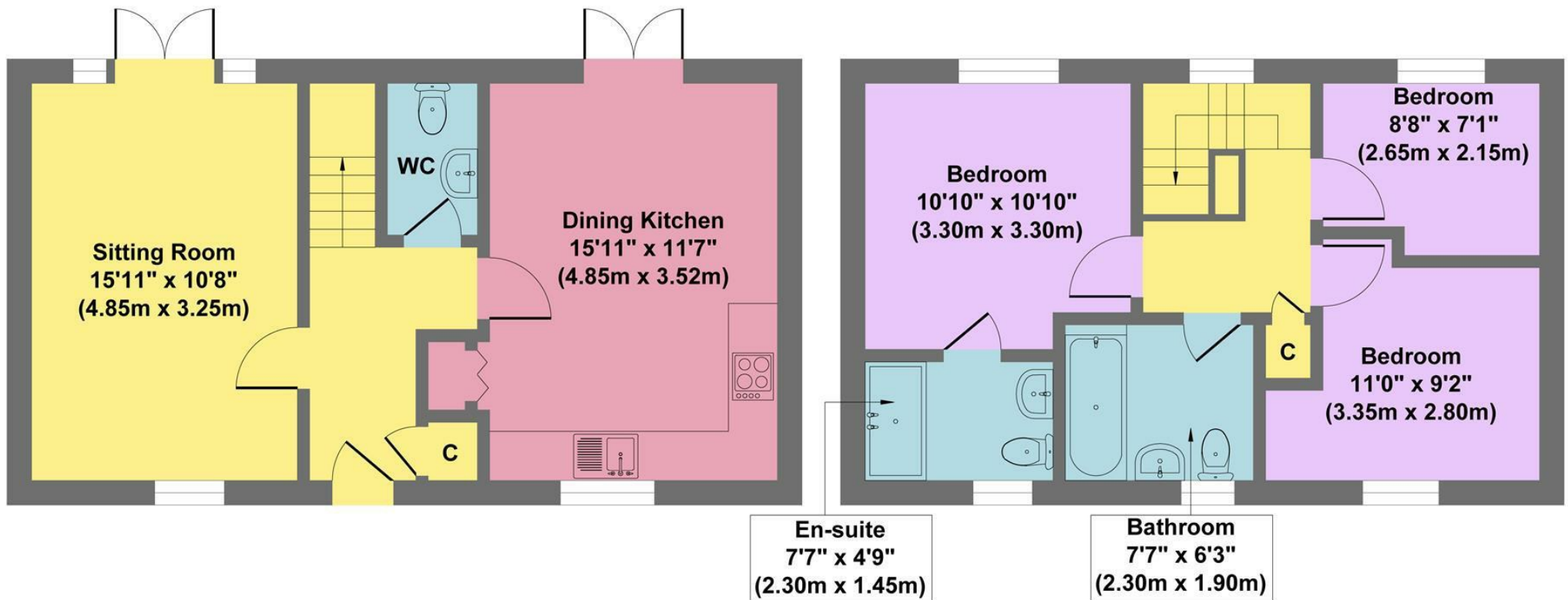


- Attractive Views
- Off Road Parking For Two Vehicles
- Turnkey Property
- Well Proportioned Enclosed Rear Garden
- Well Fitted Dining Kitchen
- Within Highly Regarded School Catchment
- Easy Reach Of Excellent Amenities
- Many Outdoor Pursuits On The Doorstep
- EPC: TBC
- Viewings: Bakewell Office





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**Ground Floor**  
**Approximate Floor Area**  
**476 sq.ft**  
**(44.23 sq.m.)**

**First Floor**  
**Approximate Floor Area**  
**431 sq.ft**  
**(40.01 sq.m.)**

**Approx. Gross Internal Floor Area 907 sq.ft / 84.24 sq.m**

**Illustration for identification purposes only. Measurements are approximate, not to scale**

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

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