







Avalon Cottage

25 Main Road • Darley Bridge • DE4 2JY

Guide Price £220,000 to £230,000

Welcome to this two-bedroom mid-terraced home, offered to the market with no upward chain and situated in the picturesque village of Darley Bridge, near Matlock. The property enjoys a desirable location surrounded by stunning Derbyshire countryside, whilst remaining conveniently positioned for access to Matlock town centre, which offers a wide range of supermarkets, shops, cafés, and everyday amenities. Bakewell is also within easy reach, while excellent transport connections and nearby train stations provide convenient links to surrounding areas. Ideally located for those who enjoy the outdoors, the property is surrounded by the beautiful scenery of the Peak District National Park, with an abundance of walking routes and countryside attractions nearby. This charming home is perfectly suited to first-time buyers, couples, or those seeking a peaceful village setting. The accommodation is entered via the living room, a well-proportioned front-facing reception room providing a comfortable and welcoming living space. To the rear of the property is the kitchen diner, offering space for a small dining table and creating a practical area for everyday living. Steps lead up into the kitchen, which provides space for freestanding appliances and benefits from a side door giving direct access to the rear garden. The kitchen also provides access to the ground floor bathroom, which is fully tiled and fitted with a white three-piece suite comprising a bath with overhead shower, wash basin, and WC. To the first floor are the bedrooms. Bedroom one is a spacious double room positioned at the front of the property. To the rear is a useful study or dressing area, which offers flexibility and could potentially be utilised as an occasional bedroom, subject to individual requirements. This space then leads through to bedroom two, a single bedroom overlooking the rear of the property. Externally, the property benefits from a generous enclosed rear garden. Immediately outside is a patio seating area, along with a useful stone-built store. Beyond, the garden opens onto a substantial and well-maintained lawn, providing excellent outdoor space to enjoy. On street parking is also available nearby.





- Offered with No Upward Chain
- Two Bedroom Mid Terraced House
- Spacious Front Facing Living Room
- Kitchen Diner w/ Access to the Rear Garden
- Fully Tiled Ground Floor Bathroom
- Large Double Bedroom
- Further Single Bedroom & Study/Dressing Room
- Generous Enclosed Rear Garden & Patio
- On Street Parking Available
- Council Tax Band B/EPC Rating D





AVALON COTTAGE, 25 MAIN ROAD

APPROXIMATE GROSS INTERNAL AREA = 61.6 SQ M / 663.0 SQ FT

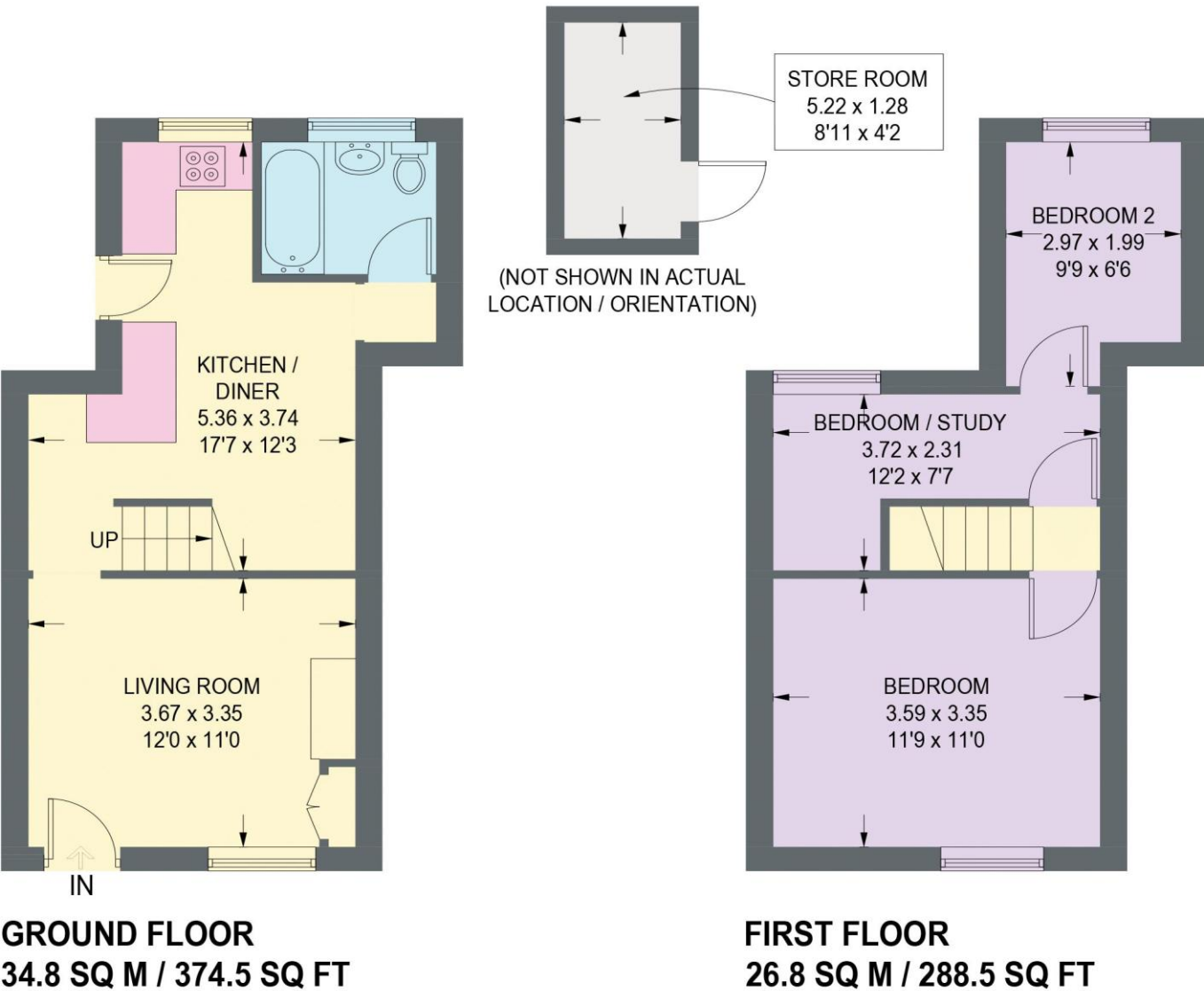


Illustration for identification purposes only, measurements are approximate, not to scale. (ID1329840)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



haus

31 West Bars, Chesterfield, S40 1AG
chesterfield@haushomes.co.uk haushomes.co.uk

01246 380 535