



Waterloo Hotel Taddington, Buxton, Derbyshire, SK17 9TJ



# Waterloo Hotel Taddington

£525,000 - £550,000 Guide Price

This is a rare and versatile opportunity to acquire a distinctive mixed-use property set within an attractive rural setting, combining a commercial ground floor with residential accommodation above. Located within easy reach of the excellent amenities of Bakewell and Buxton and falling within the sought-after Lady Manners School catchment, the property offers both lifestyle appeal and strong future potential.

Steeped in local history, the building is believed to have evolved from a traditional farmhouse into a coaching inn with potential letting rooms and an events venue. This rich heritage is still evident throughout, with many retained period features adding character and authenticity, while the overall layout provides spacious and highly flexible accommodation suited to a wide range of uses.

The ground floor commercial space opens up possibilities for business use, while the first-floor living accommodation is generous and adaptable, making it equally suitable for continued residential occupation or reconfiguration. The property lends itself naturally to a variety of future schemes, including updating and conversion back into letting rooms, the creation of two holiday lets, or transformation into a large multi-generational home, all subject to the necessary planning consents.

Externally, the setting is just as compelling, with substantial off-road parking including a dedicated car park, along with a paddock and countryside views that stretch across the surrounding landscape. The inclusion of stables and is set within approximately 2.6 acres of land, offers clear appeal for those seeking an equestrian lifestyle, formally a campsite, while also enhancing the property's flexibility.

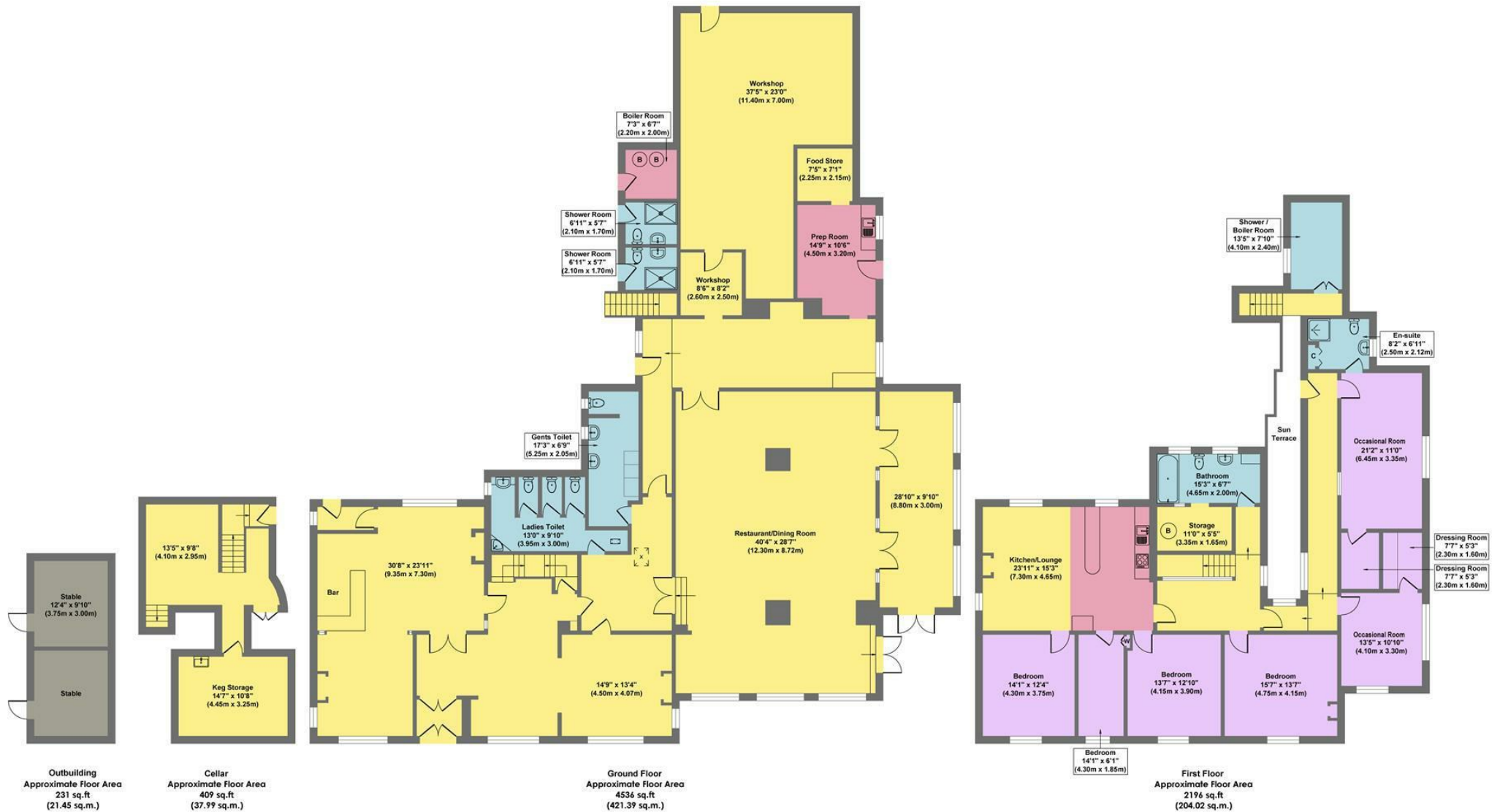
Altogether, this is a unique property that combines history, space and adaptability in a highly desirable location, offering significant scope for further development or business use while enjoying the tranquillity of the countryside.

- Substantial & Flexible Living Accommodation Or Business Use
- Many Options For Reconfiguring
- Stables & Paddock
- Large Car Park & Off Road Parking For Many Vehicles
- Direct Access to Many Local Walks & Bridal Trails
- Within Lady Manners School Catchment
- Rural Setting With Countryside Views
- Retaining Traditional Features
- EPC: TBC
- Formally The Waterloo Hotel.





## Waterloo Hotel



**Approx. Gross Internal Floor Area 7372 sq.ft / 684.85 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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