



## 27 Ribber View, Matlock, DE4 3AW

**£174,950**



SHOW APARTMENTS AVAILABLE TO VIEW FRIDAYS 10AM - 2PM An impressive second floor, one bedroom apartment situated centrally to Matlock offering quality accommodation with an open plan living dining kitchen fitted with stylish units and integrated appliances, luxury bathroom and double bedroom. There is allocated car parking.



# 27 Ribber View, Matlock, DE4 3AW

£174,950



Apartment 27 is situated on the second floor with views over Matlock and the car park. Offering quality accommodation comprising, entrance hallway, spacious open plan living dining kitchen being well appointed with contemporary units, quartz work surfaces and integrated appliances, a double bedroom and a luxury bathroom with a quality three piece suite.

Benefitting from efficient slimline electric radiators, in-built ventilation system, aluminium double glazed picture windows enjoying views over the town. There is a sophisticated video door entry system for security.

The 'Ribber View' car parking facilities provide one allocated space, in the main open air car park with some EV charging points available on request.

Matlock is an historic market town situated at the southern edge of the Peak District National Park renowned with its hydro and spa. The town has an excellent range of shopping facilities embracing cafe culture along with popular bars and restaurants. As well as the stunning surrounding countryside, the River Derwent meanders throughout the town and there are parks, trails and cliff top walks enjoyed by the many visitors to the area. Matlock is within easy reach of Chesterfield, Derby and Sheffield connected via major road links including the A6, A38 and M1 also with train station.

## ACCOMMODATION

Accessed via a secure reception foyer area with communal post room, glazed staircases and serviced lifts to all floors

## ENTRANCE HALLWAY

There is wood effect vinyl flooring, a wall mounted electric heater and an in-built laundry cupboard houses the washing machine and a pressurised hot water cylinder serving the domestic hot water and storage facility.

## LIVING DINING KITCHEN

Appointed with a contemporary range of matt finished charcoal coloured base cupboards, drawers and eye level units with quartz work surfaces incorporating an inset stainless steel sink with drainer, mixer taps and splash back tiling. Integrated appliances include an electric oven, ceramic hob, extractor hood, fridge freezer, dish washer and washing machine. There is under plinth mood lighting, recessed spot lighting, wood effect vinyl flooring and a triple glazed window to the side elevation.

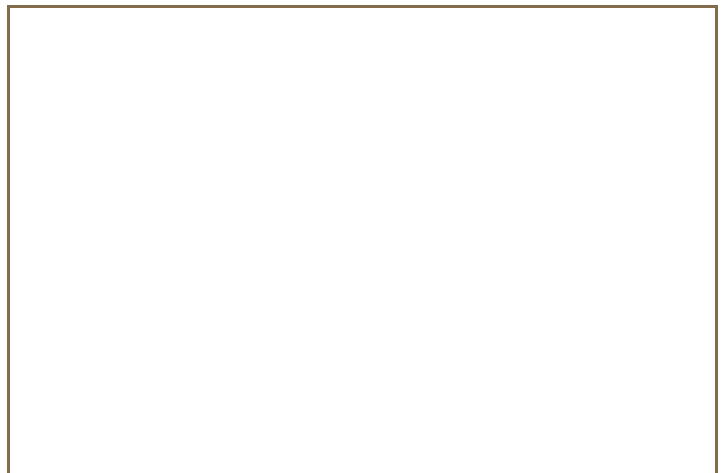
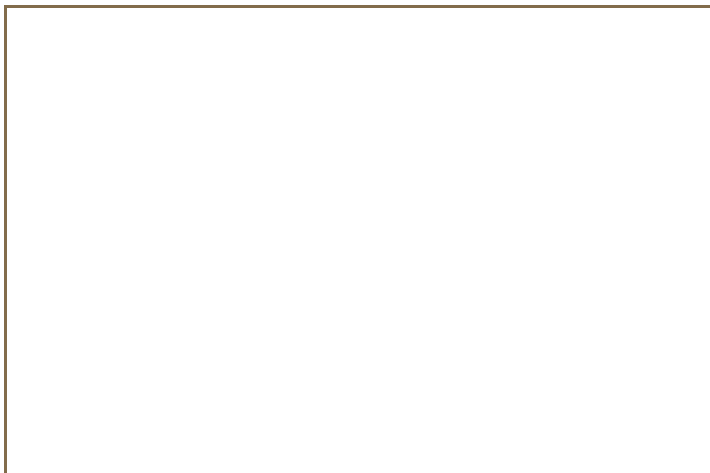
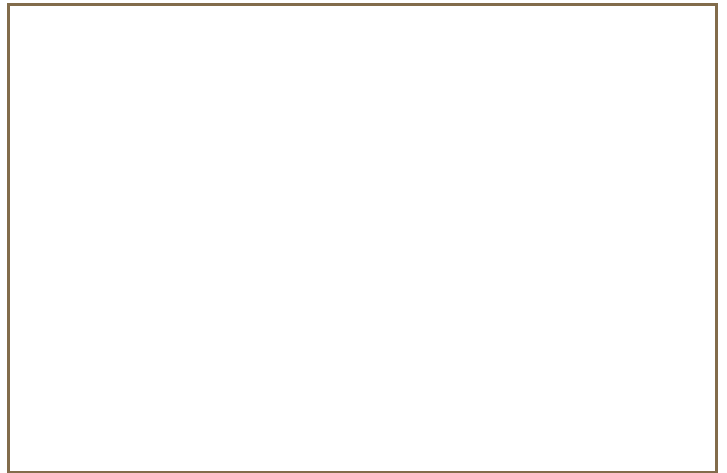
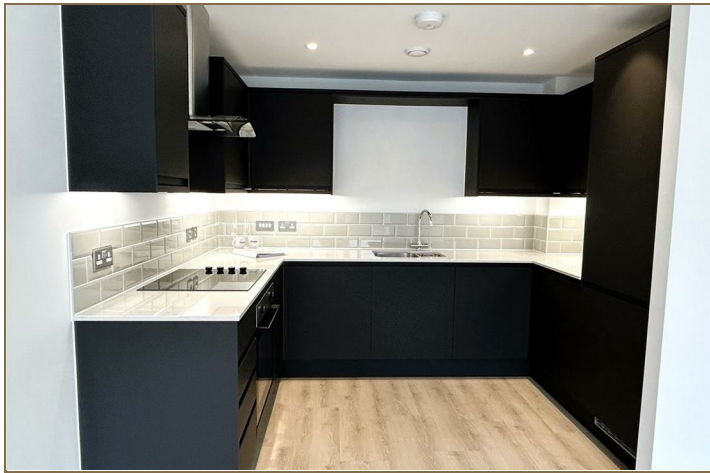
The living area has matching vinyl flooring, electric wall heater, recessed spot lights and a triple glazed picture window provides views over Matlock and its historic Hydro.

## BEDROOM

There is inset spot lighting, electric wall heater, triple glazed window to the side and recessed wardrobe space.

## BATHROOM

Beautifully appointed with a quality contemporary suite comprising a panelled bath with a thermostatic shower and glazed screen over, vanity wash hand basin with wood grain unit providing shelving and a matching close coupled WC. There is full complementary Porcelanosa tiling, inset anti-mist mirror, wood grain vinyl flooring, extractor fan, inset spot lighting and an electric wall heater.



## Road Map



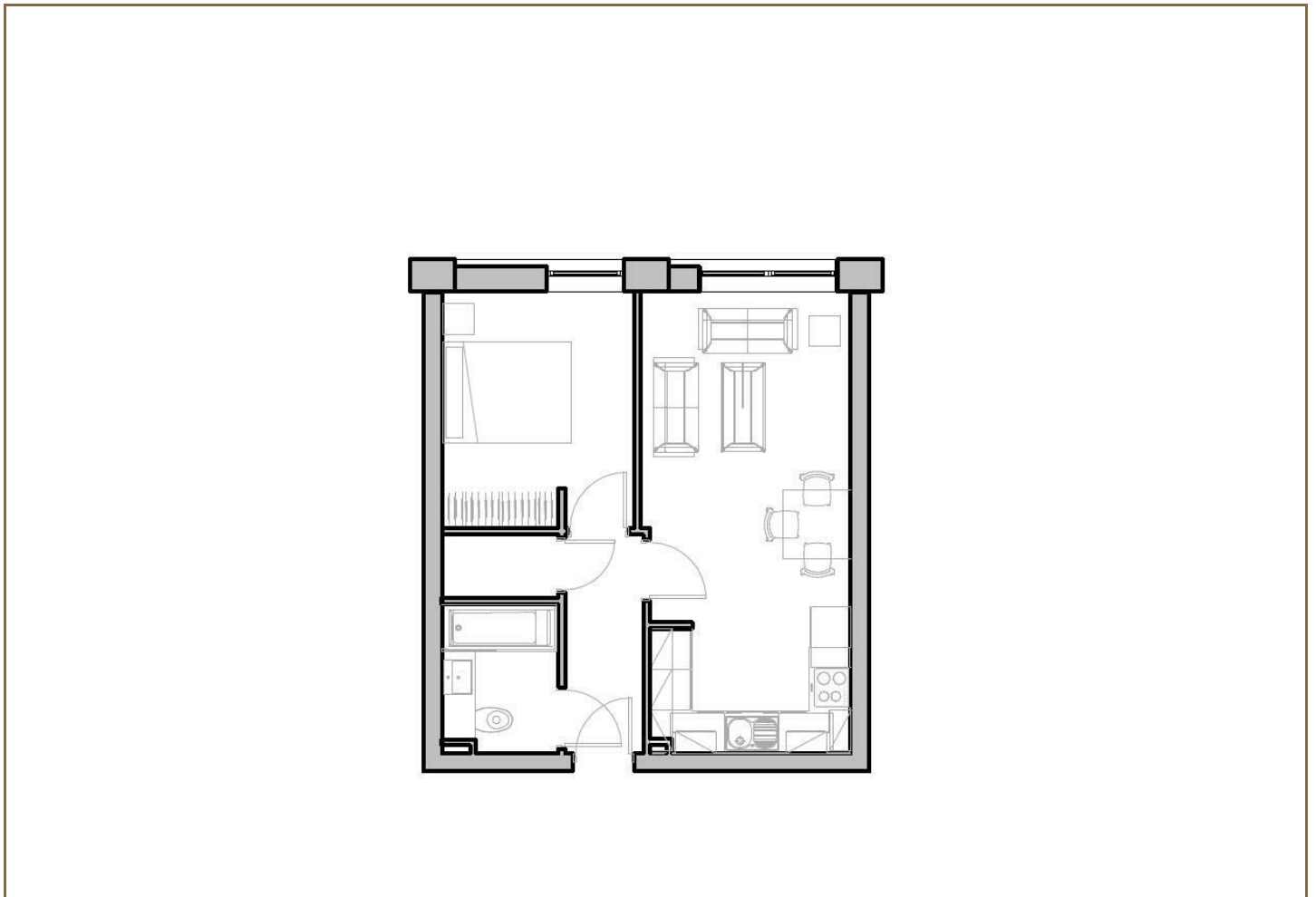
## Hybrid Map



## Terrain Map



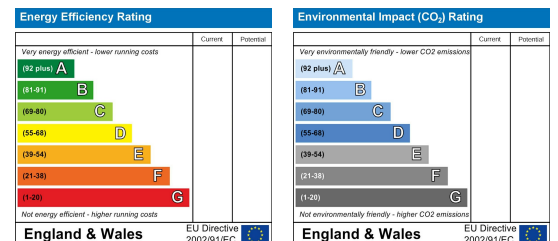
## Floor Plan



## Viewing

Please contact our Belper Office on 01773 880788 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Boxall Brown & Jones believe is being wholly transparent about referral fees received from contractors and service providers. A comprehensive list of referral fees paid to Boxall Brown & Jones can be found at [www.boxallbrownandjones.co.uk](http://www.boxallbrownandjones.co.uk)

[boxallbrownandjones.co.uk](http://boxallbrownandjones.co.uk)

Oxford House, Stanier Way  
Wyvern Business Park, Derby, DE21 6BF  
01332 383838  
sales@boxallbrownandjones.co.uk

The Studio, Queen Street  
Belper DE56 1NR  
01773 880788  
belper@boxallbrownandjones.co.uk