



Foxglove Cottage Forresters Lane, Dronfield, S18 3AN

Saxton Mee

Foxglove Cottage Forresters

Chain Free

£575,000

Set well back from the main thoroughfare is this beautifully proportioned period stone cottage which is complemented by a large attractive private garden.

Enviably located only a few hundred yards from the centre of this increasingly sought after village, the property stands within easy reach of renowned local schooling, train station and ease of access to the ring road and motorway network. Extending over three floors with a total of 1983 sq ft the nicely presented property is believed to date from around the late 1860s and offers gas fired central heating, double glazing and briefly comprises: entrance porch, well equipped breakfast kitchen with adjacent utility and downstairs WC, inner lobby with staircase to the first floor, sitting/dining room with rustic brick fireplace with gas fire (this room having been extended to the rear with the dining area taking full advantage of the delightful aspect over the rear garden). Nicely proportioned living room having a stone fireplace with a Rayburn Rembrandt open grate fire. First floor landing off which opens three excellent double bedrooms (two with built in wardrobes) and family bathroom. Second floor master bedroom with Velux roof lights, built in wardrobes and en-suite bathroom.

There are also two useful cellars with access gained via a door from the kitchen.

There is ample parking for several vehicles with space subject to any necessary approvals for a garage. The garden itself is beautifully set out and well established having a stone entertaining terrace, lawn, herbaceous beds, rose arbour, vegetable area, greenhouse and excellent period outhouse/store. Summerhouse.



- Beautiful period cottage
- Four double bedrooms and two bathrooms
- Stunning large established rear garden
- Quiet backwater position well away from the main thoroughfare
- 1983 sq ft - equally ideal for a family or professional couple
- Ample parking , space for a garage subject to usual consents
- Two good size reception rooms with gas stove and open fire
- Well equipped kitchen
- EPC:
- Council Tax Band: E Tenure: Freehold



FOXGLOVE COTTAGE

APPROXIMATE GROSS INTERNAL AREA = 159.5 SQ M / 1716 SQ FT

CELLAR = 24.8 SQ M / 267 SQ FT

TOTAL = 184.3 SQ M / 1983 SQ FT

(EXCLUDING OUTBUILDING)

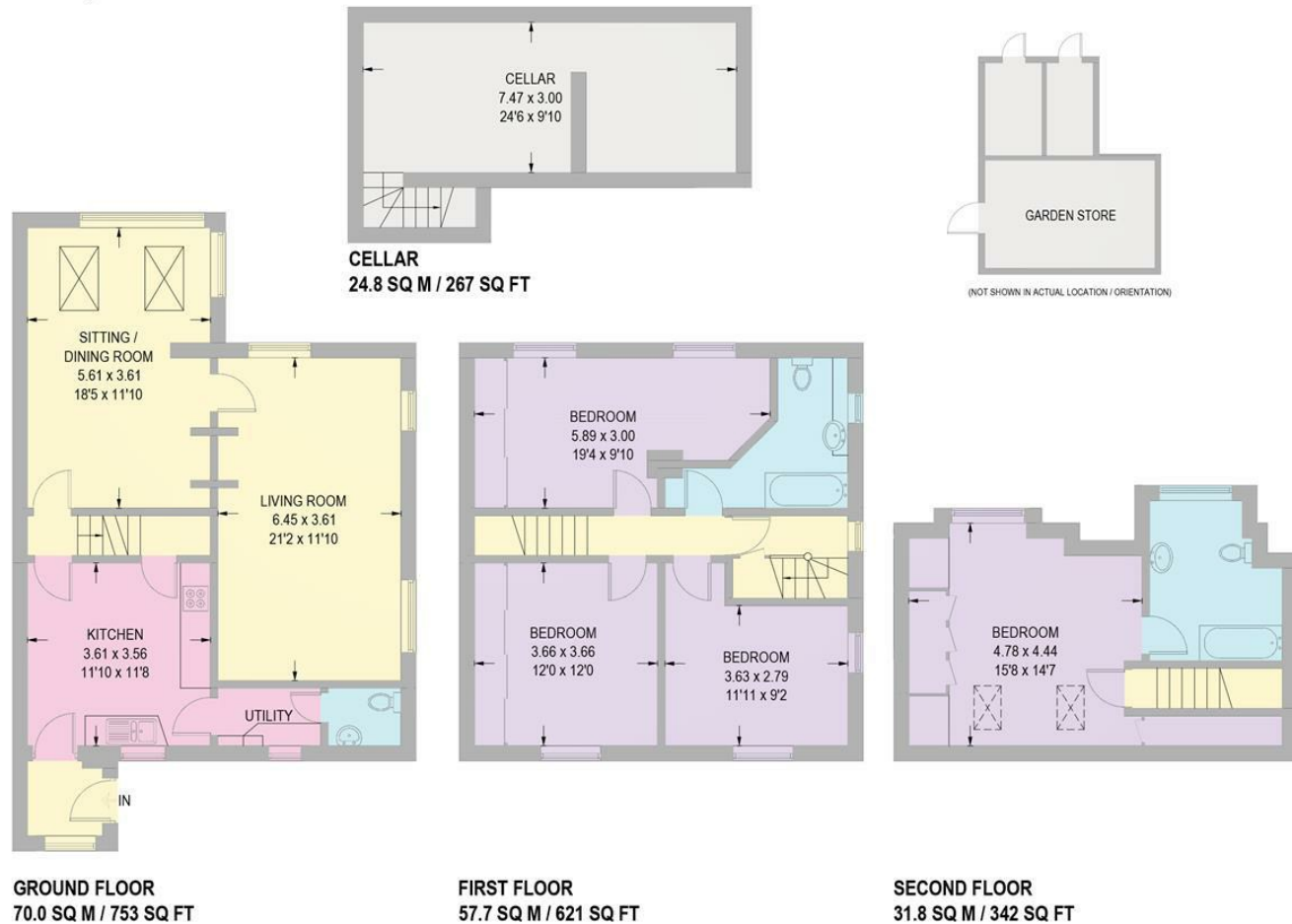


Illustration for identification purposes only,
measurements are approximate, not to scale.

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.'

Banner Cross
T: 0114 268 3241
E: bannercross@saxtonmee.co.uk
www.saxtonmee.co.uk

Dronfield
T: 01246 290992
E: dronfield@saxtonmee.co.uk

Hathersage
T: 01433 650009
E: hathersage@saxtonmee.co.uk

Bakewell
T: 01629 815307
E: bakewell@saxtonmee.co.uk

Matlock
T: 01629 828250
E: matlock@saxtonmee.co.uk

Saxton Mee