



# LITTLE MANSIONS LTD

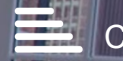
*Specialising in Lettings & Property Management*



## Orchard Cottage 18 High Street Doveridge Ashbourne DE6 5NA

£1,150 PCM

- Charming Cottage
- Village Location
- Country Kitchen, fitted appliances
- Sitting room with woodstove
- Two Bedrooms
- Ensuite Shower room
- Bathroom with bath and shower
- Parking for two cars, Garden
- EPC Rating: C
- Oil Central Heating



A chance to RENT a stunning TRADITIONAL COTTAGE set in the very popular village of DOVERIDGE which is just off the A50 and an incredibly popular location for professionals looking for easy accessibility for Derby, Burton, Uttoxeter or Stoke. This charming cottage has been beautifully modernised to a VERY HIGH STANDARD and is in excellent condition. There is a spacious lounge with rustic WOOD BURNER and patio doors to garden. A well presented fully fitted KITCHEN with integrated OVEN HOB & COOKER HOOD, WASHER/DRYER, FRIDGE/ FREEZER & DISHWASHER. The PRIMARY BEDROOM has EN-SUITE and decorative fireplace, with the SECOND BEDROOM with FEATURE EXPOSED BEAM, Presenting a modern bathroom with bath, basin, WC and separate shower. Downstairs the property benefits from UNDERFLOOR HEATING with radiators upstairs. Neutral décor and carpets throughout. LARGE PRIVATE GARDEN, mostly laid to LAWN with a PATIO area. Large lockable brick built storage shed and GATED OFF ROAD PARKING for up to 2 Vehicles.

Oil Central Heating. Wood Stove Fire. Council Tax Band D. Pay a cash deposit of £1326.92 or save on moving in costs by opting for the alternative deposit option with Reposit.

Disclaimer: Every effort has been made to ensure the description, details and photos are an accurate reflection of the let however there may be slight variances..

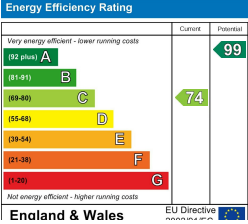
To book a viewing visit [www.little-mansions.co.uk/property](http://www.little-mansions.co.uk/property) and book through our website to submit your details



### Area Map



### Energy Efficiency Graph



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