



Palace Court  
Buxton



Estate Agents. Valuers. Auctioneers. Chartered Surveyors  
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# Apartment 3, Palace Court

## Buxton

### Derbyshire, SK17 6EF



A spacious second floor apartment conveniently situated on Buxton's Market Place close to amenities. The property comprises: Entrance hallway, large lounge with views over the Market square, fitted kitchen, bathroom and double bedroom.

With electric heating.

Sorry, no pets. Available now.

**PCM**  
£600 PCM

Staffordshire - 01538 383344

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Private door entry system into apartments and communal stairwell leads to second floor:

#### Entrance Hallway

With cloak hanging area and electric storage heater.

#### Bedroom

Sash window to side. Glazed borrowed light through to hallway.

#### Bathroom

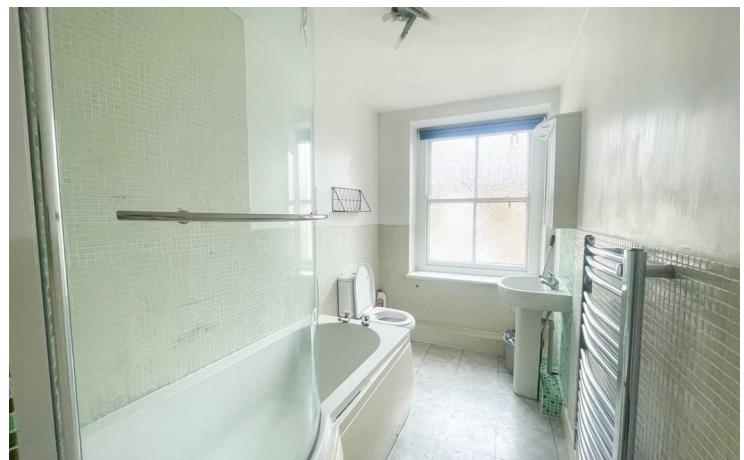
Fitted white three piece suite to comprise: Offset panelled bath with chrome electric power shower over and fitted curved shower screen. Pedestal wash hand basin and dual flush wc. Mosaic tiled splashbacks. Wall mounted heated towel rail. Obscure glazed sash window to side. Tile effect laminate flooring. Fitted cupboard housing hot water cylinder and storage shelving.

#### Living Room

Two sash windows to front elevation, overlooking Buxton's market place. Sash window to side. Electric storage heater with decorative lattice timber cover and shelf. Modern pebble effect electric fire with hearth and surround. Ceiling coving. Telephone point. Wall mounted door entry system telephone. Central ceiling light with fan.

#### Kitchen

Matching range of base and eye level units with drawers and roll edged working surfaces over. Incorporating a one and a half bowl stainless steel sink unit and drainer with mixer tap over. Integrated four ring electric ceramic hob and electric oven. Stainless steel extractor hood. automatic washing machine. fridge freezer. tumble dryer. Stardust effect tiled splashbacks. Tile effect laminate flooring.



| Energy Efficiency Rating                    |         |                         |
|---|---------|-------------------------|
|   | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92 plus) A                                 |         |                         |
| (81-91) B                                   |         |                         |
| (69-80) C                                   |         |                         |
| (55-68) D                                   |         |                         |
| (39-54) E                                   |         |                         |
| (21-38) F                                   |         |                         |
| (1-20) G                                    |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England & Wales                             |         | EU Directive 2002/91/EC |
| 84  |         |                         |
| 49  |         |                         |

#### Agents Notes

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