



9 Thorn Close
Buxton



Estate Agents. Valuers. Auctioneers. Chartered Surveyors
Part of the Bagshaws Partnership

9 Thorn Close Buxton Derbyshire, SK17 7NU



Bury and Hilton are delighted to offer for sale this well-presented, two-bedroomed, semi-detached property with additional loft room, situated in a popular cul-de-sac location close to local amenities.

The property benefits from driveway parking and an enclosed rear garden, making it an ideal home for first-time buyers or investors alike.

Offers In The Region Of £185,000

Buxton - 0129827524

buxtonhomes@buryandhilton.co.uk

Dining Room

With front uPVC entrance door and uPVC window to front. Laminate flooring. Space for dining table.

Kitchen

Fitted with a matching range of wall and base units with drawers and work surface over incorporating one and a half bowl stainless steel sink with mixer tap and drainer and tiled splashbacks. Space for fridge freezer, space and plumbing for washing machine and space for electric cooker with extractor hood over. uPVC window to front. Laminate flooring.

Lounge

With uPVC window to rear with uPVC door leading onto rear garden. Large useful understairs storage cupboard. Half panelled walls. Laminate flooring. Wall mounted 'Dimplex' electric heater.

First Floor Landing

With doors to:

Bathroom

Fitted with a modern and matching suite comprising: 'P' shaped paneled bath with wall mounted 'Mira' electric shower over with waterfall style shower head and hand held shower over, vanity wash hand basin with storage cupboard below and concealed cistern WC. Heated electric towel rail. uPVC window to side. Extractor fan. Vinyl flooring.

Bedroom

uPVC window to front. Wall mounted 'Creda' electric heater. Fitted wardrobes to one wall with mirrored front sliding doors.

Bedroom

uPVC window to rear. Wall mounted 'Dimplex' electric heater. Over stairs storage cupboard with shelving and housing the hot water cylinder. Stairs off to the loft room with built in drawers and storage below.

Loft Room

With velux window to rear. Built in eaves storage space to both sides.



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	

Agents Notes

Bury & Hilton have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bury & Hilton and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on information available at the time of printing.



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