



Northlands The Ditch
Buxton



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Buxton

SK17 9SG



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acre(s)

An exciting offering including a three bedroom bungalow in need of internal modernisation, a detached garage, and surrounding lawned gardens, occupying a generously sized plot. The property boasts a rural yet highly accessible position within the Peak District National Park overlooking the adjoining Derbyshire countryside, and being within commuting distance of popular towns and cities.

Guide Price

£330,000



Bakewell - 01629 812777



bakewell@bagshaws.com

Location

Northlands is situated in a rural location within the Peak District National Park, surrounded by rolling Derbyshire countryside but with great accessibility onto the A515. The nearby Spa town of Buxton locates 4.6 miles to the northwest whilst the market town of Bakewell lies 9.2 miles to the northeast, each offering a wide range of facilities including supermarkets, high street shops, restaurants and secondary schools. There are many nearby local walks and beauty spots direct from the property and throughout the area. The property has a rural setting, however benefits from access onto main roads including the A515, and boasts easy commuting access to the cities of Derby and Sheffield being within an hour respectively.

Description

The sale of Northlands presents a fantastic opportunity, the property offers a three bedroom bungalow on a generous plot in need of full renovation but with much potential, a useful detached garage/garden store, pleasant surrounding gardens and a spacious driveway with off-road parking for multiple vehicles.

The property lends itself to those seeking a renovation project, in a popular rural village location with far reaching views across the Derbyshire countryside.

Directions

From Buxton town centre, head southeast on the A515 and continue along that road for approximately 2 miles. Turn left after the Brierlow Bar traffic lights onto the A5270 signposted for Bakewell, and continue along the lane for approx. 0.8 miles. Bear right onto The Ditch, the property can be found approx. 500 yards along on the right hand side, indicated by our 'For Sale' board.

What3Words///social.groomed.crumbles

Accommodation

Northlands presents a traditional, stone built bungalow requiring some internal modernisation and renovation, with living accommodation spread across one floor with ample opportunity to adapt and alter to a purchasers preference.

With entrance through a front porch, the accommodation offers a pleasant lounge with countryside views, a good-sized dining room, a kitchen diner with fitted units, a useful utility room/rear porch area, three double bedrooms each offering rural outlooks, and a shower room with a separate w/c.

Externally

Northlands offers a good-sized plot, with a gated driveway providing space and off-road parking for multiple vehicles, with a dry-stone walled boundary. The property boasts lawned gardens to the front and rear, with mature shrubbery and planted borders, offering a perfect space for those who are green-fingered and seeking the amenity aspects of country living to enjoy. A patio area wraps around the rear of the property, offering privacy and pleasant outlooks across the adjoining countryside. A detached timber-built garage locates to the side of the bungalow, providing flexibility in its uses and a great space, alongside a timber garden store and a coal house.

General Information

Services

The property benefits from mains water, electricity, and drainage, with an oil fired central heating system.

Fixtures and Fittings

Only those referred to in these particulars are included in the sale.

Tenure and Possession

The property is sold freehold, with vacant possession granted upon completion.

Rights of Way, Wayleaves and Easements

The property is sold subject to, with the benefits of the rights of way, wayleaves and easements that may exist whether or not defined in these particulars.

Council Tax Band

E

EPC Rating

D

Local Planning Authority:

Peak District National Park Authority, Aldern House, Baslow Road, Bakewell, Derbyshire, DE45 1AE

Local Authority

Derbyshire Dales District Council, Town Hall, Bank Rd, Matlock DE4 3NN

Viewing

Strictly by appointment only through the selling agents Bagshaws at the Bakewell Office on 01629 812777.

Method of Sale

The property is offered for sale by private treaty..

Vendors Solicitors

Cooper Sons Hartley and Williams, 9, Terrace Road, Buxton, Derbyshire SK17 6DU

Agents Notes

Bagshaws LLP 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. Bagshaws LLP 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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