



Roundhay 2a Devonshire Road

Buxton, SK17 6RZ

Asking Price £285,000

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Roundhay 2a Devonshire Road

Buxton, SK17 6RZ

Tenure Freehold Council Tax Band D



A superbly situated four bedroom family home centrally located in the town and within easy reach of the town centre, Buxton Opera House and The Pavilion Gardens. Whilst in need of upgrading and modernisation the property offers excellent family living accommodation with gardens front and rear and single garage. With uPVC sealed unit double glazing throughout and part warm aired Central Heating and part electric radiators. A viewing is highly recommended.

DIRECTIONS:

From our Buxton office bear right and then left at the Spring Gardens roundabout. Follow the road as it bears to the right and proceed up Manchester Road taking the first right turn into Marlborough Road. Proceed to the junction and turn left into Devonshire Road and 2a will be seen on the right hand side.

GROUND FLOOR

Entrance Porch

6'0" x 5'2" (1.83m x 1.57m)

With storage cupboard, uPVC front entrance door and two frosted sealed unit double glazed windows to front.

Hallway

4'8" x 7'2" (1.42m x 2.18m)

Storage cupboard with warm air central heating unit.

Dining Kitchen

15'0" x 9'1" (4.57m x 2.77m)

Fitted with a range of base and eye level units and working surfaces incorporating a single drainer sink unit with tiled splash back. With space and fitting for a cooker with extractor over, space for a larger fridge and uPVC sealed unit double glazed window to rear.

Dining Area

Wall mounted electric radiator and glazed door and window to the rear porch.

Rear Porch

6'0" x 5'11" (1.83m x 1.80m)

Space and plumbing for a washing machine, space for a tumble dryer, tiled flooring and uPVC sealed unit double glazed door and window to rear. Built-in storage cupboards

Lounge/Dining Room

22'11" x 9'5" (6.99m x 2.87m)

With a decorative wooden fireplace surround with mantelpiece over with coal effect living flame gas fire. Two uPVC sealed unit double glazed windows to front, stairs to first floor and sealed unit uPVC sealed unit double glazed window to rear.

FIRST FLOOR

Landing

8'1" x 6'2" (2.46m x 1.88m)

With loft access.

Bedroom One

15'5" x 8'10" (4.70m x 2.69m)

Fitted with a range of floor to ceiling wardrobes and cupboards, electric radiator and two uPVC sealed unit double glazed windows to front.

Bedroom Two

12'3" x 8'11" (3.73m x 2.72m)

With uPVC sealed unit double glazed window to front.

Bedroom Three

10'5" x 8'9" (3.18m x 2.67m)

With built-in double wardrobe and cupboards, wall mounted electric radiator, vanity washbasin with storage below and uPVC sealed unit double glazed window to rear.

Bedroom Four

10'8" x 6'7" (3.25m x 2.01m)

With wall mounted gas heater and uPVC sealed unit double glazed window to rear.

Bathroom

8'0" x 5'5" (2.44m x 1.65m)

Fitted with a panelled bath with shower over and shower screen, low-level w.c. with concealed cistern and vanity washbasin with storage cupboards below. Heated towel rail, storage cupboard, wall hung storage cupboard and two frosted uPVC sealed unit double glazed windows to rear.

OUTSIDE

GARDENS

The front and rear gardens have a flagged area with many mature flowerbeds, shrubs, trees etc.

GARAGE

Single garage with metal up and over door.



Road Map



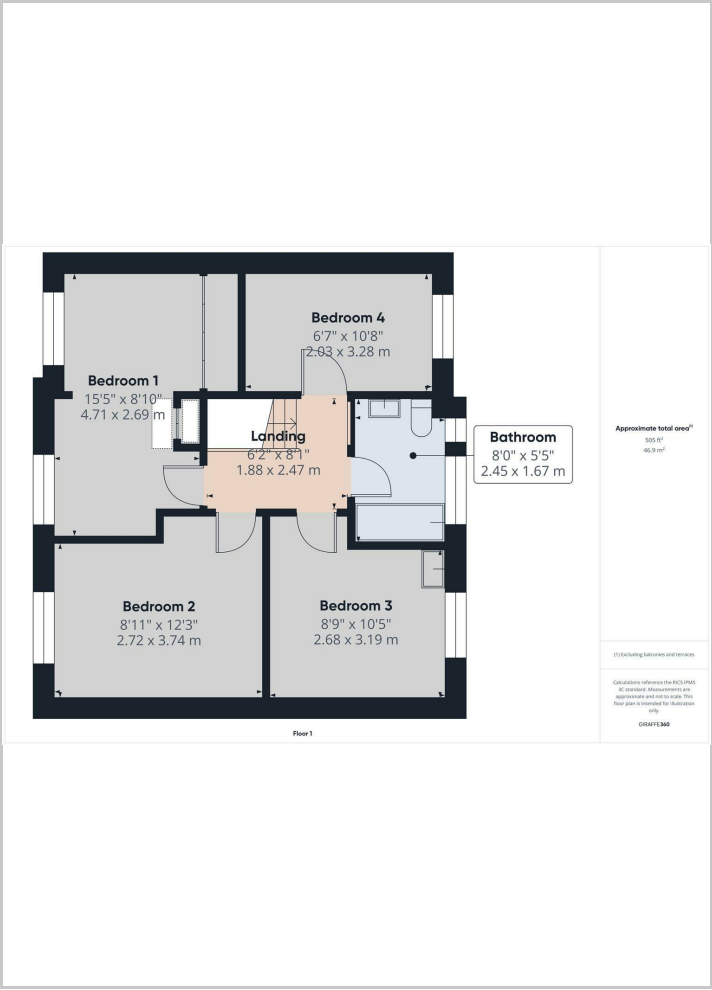
Hybrid Map



Terrain Map



Floor Plans



Viewing

Please contact our Mellors Estate Agents Office on 01298 24383 if you wish to arrange a viewing appointment for this property or require further information.

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1 Grove Parade, Buxton, Derbyshire, SK17 6AJ
Tel: 01298 24383 Email: info@mellors.org.uk www.mellors.org.uk

Energy Efficiency Graph

