



Flat 16 Thomas Fields Brown Edge Road

Buxton, SK17 7BR

£245,000



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A rare opportunity to acquire a two bedroom, first floor luxury retirement apartment in this highly sought after development which borders open countryside with superb views. Thomas Fields offers numerous services and facilities including a lounge, restaurant, guest room, laundry room, hair salon, buggy store, lift, communal gardens and parking. Gas central heating provided by communal boiler (cost included in service charge) and sealed unit double glazing throughout. The property is only available for buyers aged 55 and above and the onsite care team is available 24/7 allowing residents to maintain their independence along with peace of mind. Viewing is highly recommended. No onward chain.

DIRECTIONS:

From our Buxton office turn right and bear right at the roundabout. Turn left into Palace Road and turn left again into Lascelles Road. Follow the road around as it bears right into Lansdowne Road and at the end of this road, proceed straight across Lightwood Road into Brown Edge Road. Thomas Fields can be seen after a short while on the left hand side of the road.

GROUND FLOOR

Communal Entrance Hall

With lift and stairs to upper floors.

SECOND FLOOR

Communal Landing

Private Entrance Hall

With security entrance telephone, radiator and two storage cupboards. Door to Wet Room.

Lounge/Kitchen

24'1" x 12'1" (7.34m x 3.68m)

Fitted with an excellent quality range of base and eye level units and working surfaces incorporating a 1 1/2 bowl stainless steel single drainer sink unit with splashbacks. With integrated stainless steel oven, integrated four ring halogen hob with stainless steel over, space for fridge/freezer and space and plumbing for a dishwasher. With wood effect laminate flooring and uPVC sealed unit double glazed window to side.

Kitchen Area

Fitted with an excellent quality range of base and eye level units and working surfaces incorporating a 1 1/2 bowl stainless steel single drainer sink unit with splashbacks. With integrated stainless steel oven, integrated four ring halogen hob with stainless steel extractor fan over, space for fridge/freezer and space and plumbing for a dishwasher. With wood effect laminate flooring and uPVC sealed unit double glazed window to side.

Lounge

Television aerial point, telephone point, radiator and double patio doors leading out to a Juliet balcony with superb views to the open countryside.

Bedroom One

Fitted with bedroom furniture incorporating a double mirrored wardrobe, chest of drawers and cabinets. Radiator and uPVC sealed unit double glazed window with superb views to the surrounding countryside. Door to Wet Room.

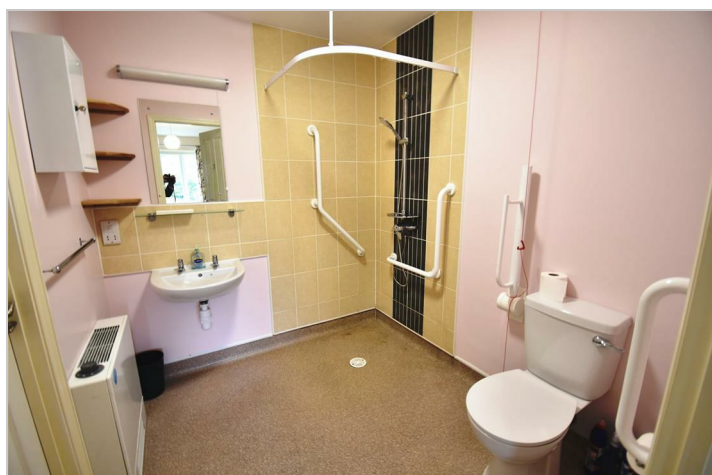
Wet Room

With walk in shower area, low level wc and wall mounted washbasin, radiator and extractor fan.

OUTSIDE

Gardens and Parking

The property is surrounded by formal gardens with resident and visitor car parking and superb views to the surrounding countryside.



Road Map



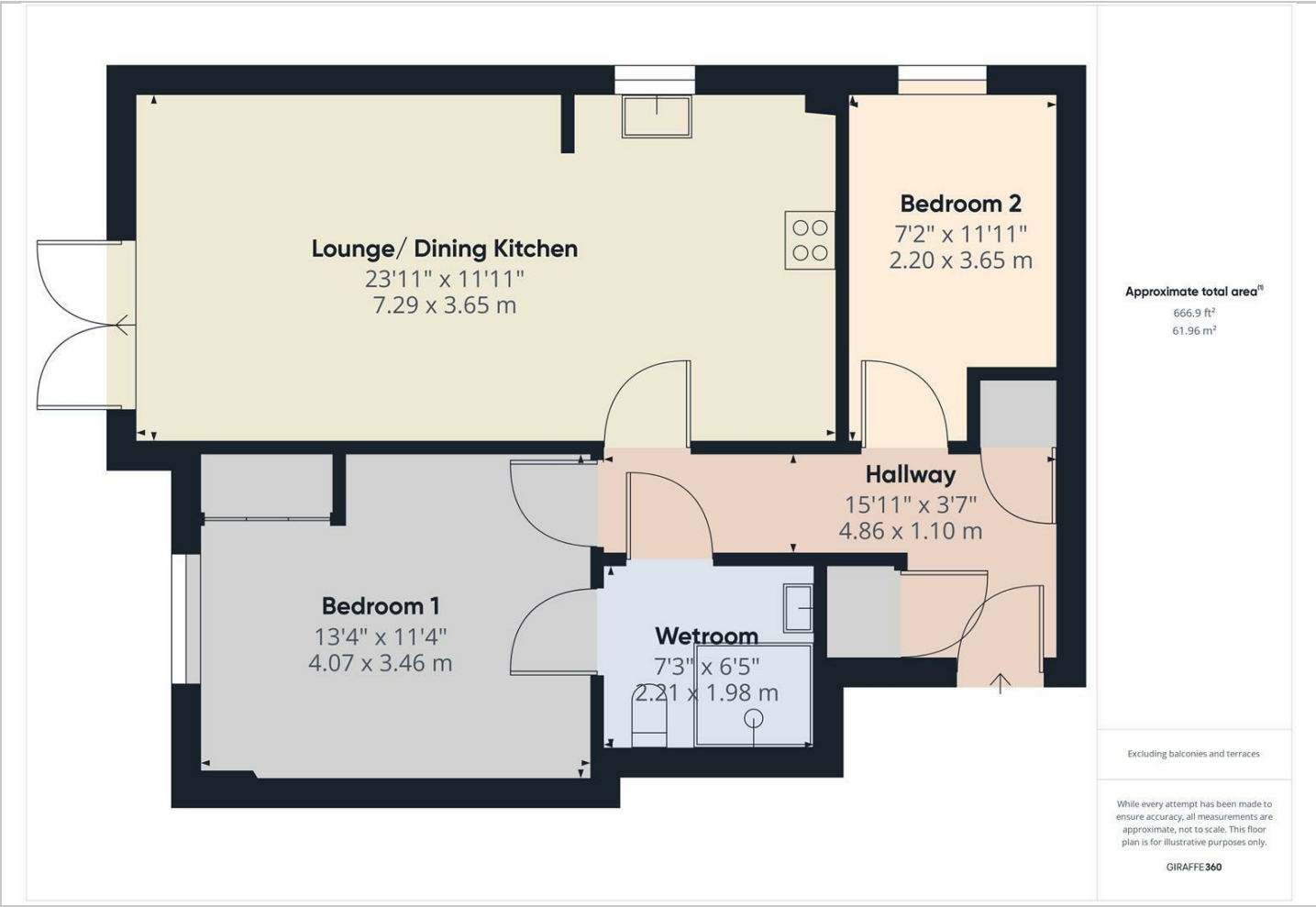
Hybrid Map



Terrain Map



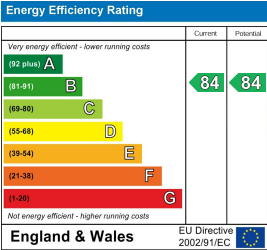
Floor Plan



Viewing

Please contact our Jon Mellor & Company Office on 01298 24383 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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