Boxall Brown & Jones

Chartered Surveyors
Estate Agents
Residential Lettings
Property Management

44 Riber View, Matlock, DE4 3AW

£215,000

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SHOW HOME OPEN FRIDAYS 10AM - 2PM - A superb brand new penthouse apartment with a sunny south facing balcony, enjoying stunning views towards the iconic Riber Castle. This beautiful one bedroom contemporary apartment must be viewed to be appreciated.

The 'Riber View' development is a brand new three storey building comprising 47 purpose built luxury apartments offering one and two bedroom accommodation with many of the apartments enjoying far reaching views over the Derbyshire Dales and some having delightful outdoor terraces. Centrally positioned within this bustling Peak District town, there are an impressive range of local amenities providing a comfortable and convenient lifestyle.

Apartment 44 is situated on the third floor, with an exterior walk way leading to the accommodation. The quality accommodation comprises an entrance hallway, spacious open plan living dining kitchen being well appointed with contemporary units with quartz work surfaces, integrated appliances and French doors open onto the glazed balcony. There is a double bedroom and a luxury bathroom.

Each of the apartments benefit from efficient slimline electric radiators, in-built ventilation system, aluminium double glazed picture windows enjoying views over the local countryside and Riber Castle. There is a sophisticated video door entry system and 10 year Buildzone warranty.

The 'Riber View' car parking facilities provide one allocated space per apartment and include a main open air area with some EV charging points and a covered garage parking area.

Matlock is a historic market town situated at the southern edge of the Peak District National Park renowned with its hydro and spa. The town has an excellent range of shopping facilities embracing cafe culture along with popular bars and restaurants. As well as the stunning surrounding countryside, the River Derwent meanders throughout the town and there are parks, trails and cliff top walks enjoyed by the many visitors to the area. Matlock is within easy reach of Chesterfield, Derby and Sheffield connected via major road links including the A6, A38 and M1 also with a train station.

ACCOMMODATION
Accessed via a secure reception foyer area with communal post room also with entry from the garage car park, staircases and serviced lifts to all floors.

RECEPTION HALLWAY
There is a wall mounted electric heater, an in-built cupboard houses an economical pressurised hot water cylinder, washer dryer and provides a storage facility.

LIVING DINING KITCHEN
14'8 x 14'4 (4.47m x 4.37m)
Appointed with a contemporary range of matt finished charcoal coloured base cupboards, drawers and eye level units with quartz work surfaces over incorporating an inset stainless steel sink with drainer, mixer taps and splash back tiling. Integrated appliances include an electric oven, ceramic hob, extractor hood, fridge freezer and dish washer. Having under plinth mood lighting, recessed spot lighting, wood effect vinyl flooring.

LOUNGE
The living area has matching vinyl flooring, electric wall heater, recessed spot lights and triple glazed French doors provide access to the south facing balcony with stunning views of the historic Riber Castle and the Derwent Valley.

BEDROOM
13'7 x 10'4 (4.14m x 3.15m)
There is inset spot lighting, electric wall heater, triple glazed window to the side and recessed wardrobe space.

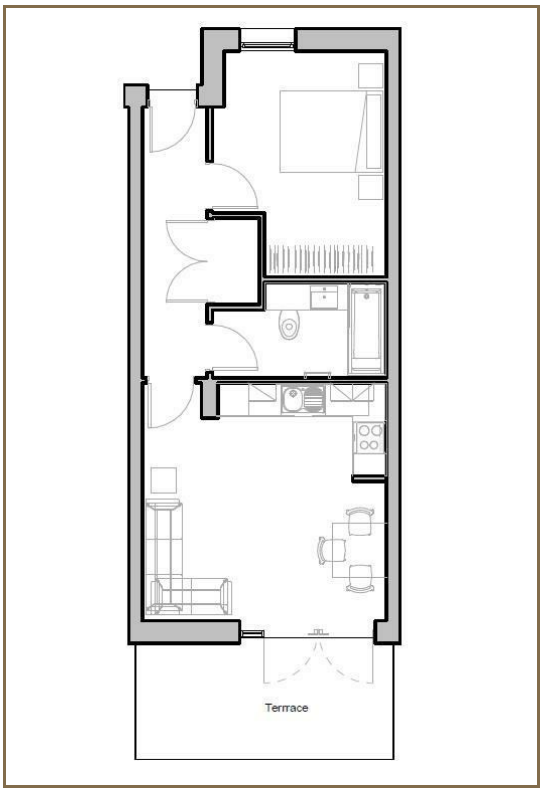
BATHROOM
Beautifully appointed with a contemporary suite comprising a panelled bath with a thermostatic shower and glazed screen over, vanity wash hand basin with wood grain unit providing shelving and a matching close coupled WC, inset mirror splash back, complementary full tiling, wood grain vinyl flooring, extractor fan, inset spot lighting and wall heater

OUTSIDE
All apartments benefit from parking, bicycle store and communal gardens. There is high speed broadband available and roof top solar panels fitted for communal power.

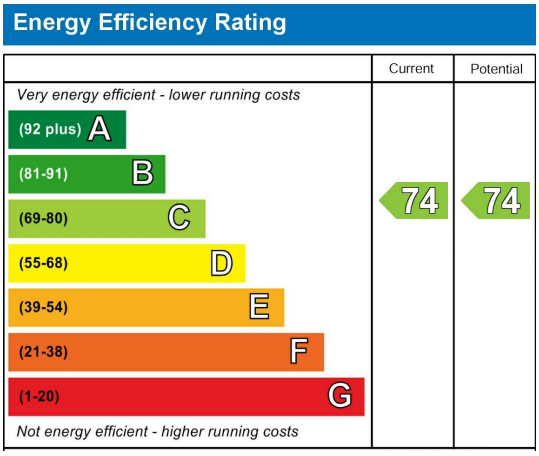
LEASEHOLD
The lease is 999 years with management services charges and ground rent to be confirmed. The photographs are for illustration purposes only.

Area Map

Floor Plans



Energy Efficiency Graph



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