



6 Rutland Mews, Coombs Road

Bakewell, DE45 1AQ

Two double bedroomed first floor apartment in central Bakewell with private parking.

The spacious accommodation briefly consists of a private entrance door opening to the ground floor lobby area. Stairs lead to the first floor landing which has a useful cloaks closet.

The fitted dining kitchen features a gas hob and single electric oven with extractor above. There is also an integrated dishwasher and automatic washing machine.

The sitting room features a gritstone fireplace with granite hearth housing a stove style gas fire. Views over to Wicksop Wood and the golf course.

Bedroom One is a good sized double with fitted wardrobes and a fully tiled



- SPACIOUS FIRST FLOOR APARTMENT
- PRIVATE PARKING SPACE
- SHARE OF FREEHOLD

- TWO DOUBLE BEDROOMS
- CENTRAL BAKEWELL LOCATION
- NO UPWARD CHAIN

- ENSUITE SHOWER ROOM AND FAMILY BATHROOM
- SMALL RESIDENTIAL DEVELOPMENT
- UPVC DOUBLE GLASING & GAS CENTRAL HEATING



ensuite shower room.

Bedroom Two is another good sized double room with an excellent range of fitted wardrobes.

The fully tiled family bathroom features a bath with shower attachment.

Gas central heating and UPVC double glazing.

The private parking space is situated in the courtyard in front of the apartment. Short level walk to Bakewell town centre.

The development consists of six apartments with a share of the freehold.

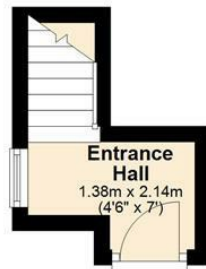
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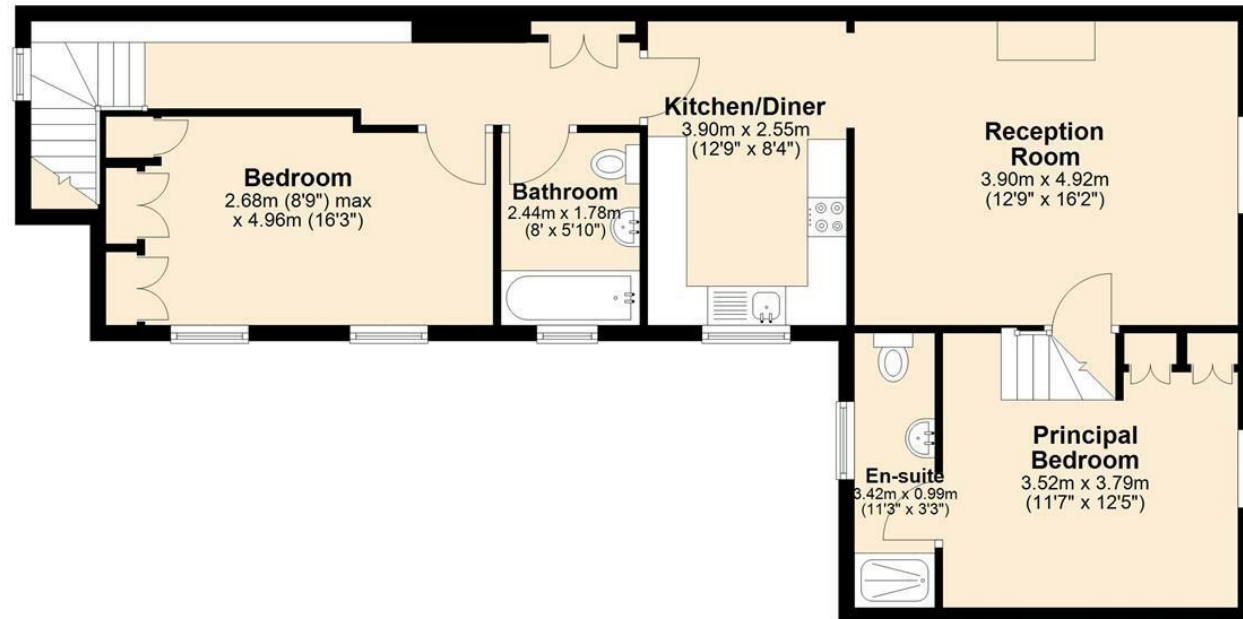




Ground Floor
Approx. 3.8 sq. metres (41.0 sq. feet)



First Floor
Approx. 85.3 sq. metres (918.5 sq. feet)



Total area: approx. 89.1 sq. metres (959.4 sq. feet)

Whilst every effort has been made to ensure the accuracy of the floorplan this plan is for reference only to location of rooms and property layout for detailed measurements please refer to the brochure or advice from the marketing Agent. UK Energy Assessors Ltd accept no responsibility for measurements and Gross areas of a property they have not visited. Plan produced using PlanUp.



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