



2, Catcliffe Close, Bakewell, DE45 1AZ

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A deceptively spacious three bedrooomed semi detached bungalow conveniently located in the market town of Bakewell, benefitting from off road parking for two vehicles, stunning gardens and exceptional views. This extended property offers versatile accommodation arranged over one floor with large attic space, bi-folding doors to the garden and large master bedroom en-suite. The property is offered to the market with no onward chain and an internal viewing is essential.

A composite front door opens to the entrance hall. The kitchen, with underfloor heating, features a range of panelled units with extensive work top space incorporating four burner hob with extractor over, double oven and stainless steel sink and drainer. The kitchen incorporates an integral dishwasher and there is space for fridge freezer, washing machine and tumble dryer. The front facing window overlooks the front garden with exceptional views across Bakewell towards Manners Wood and Longstone Edge. The main reception room is a sitting room with dining area and bi-fold doors to the garden. This large room has high



- An extended three bedrooomed semi detached bungalow in the market town of Bakewell
- Delightful rear garden with stunning views
- Master bedroom with en-suite shower room
- Potential to convert the attic subject to planning permissions
- Exceptional views across Bakewell and surrounding countryside
- Large dual aspect sitting room with bi-fold doors to the garden
- Family bathroom
- Off road parking for two vehicles
- Well equipped kitchen
- Excellent storage throughout



ceilings and a dual aspect providing superb natural light. The focal point of the room is provided by a fireplace housing a gas fire and there is a fitted storage cupboard.

An inner hallway, accessed from the entrance hall provides access to the master bedroom. The inner hallway features a storage cupboard housing the Worcester Bosch combi boiler. The spacious master bedroom enjoys views across Bakewell. The adjoining en-suite comprising counter top wash basin, shower enclosure and chrome heated towel rail.

An L-shaped inner hallway provides access to further accommodation with excellent storage and access to the loft. Bedroom two is a further double bedroom with rear facing garden aspect. Bedroom three is a further double bedroom with similar aspect and fitted storage. The family bathroom comprises low flush WC, bath with chrome taps, pedestal wash basin, separate shower enclosure and chrome heated towel rail. From the hallway a glazed door provides access to the garden.

Outside, to the front of the property is driveway parking for two vehicles. The front garden features a slate garden with deep floral borders and lovely views across Bakewell. To the side of the property there is access to a large terraced garden with seating areas, patio terrace and well stocked floral borders. A pathway meanders to the top of the garden with a seating area enjoying spectacular views across Bakewell towards Manners Wood and Longstone Edge. The garden features a timber shed and aluminium greenhouse which are included in the sale.

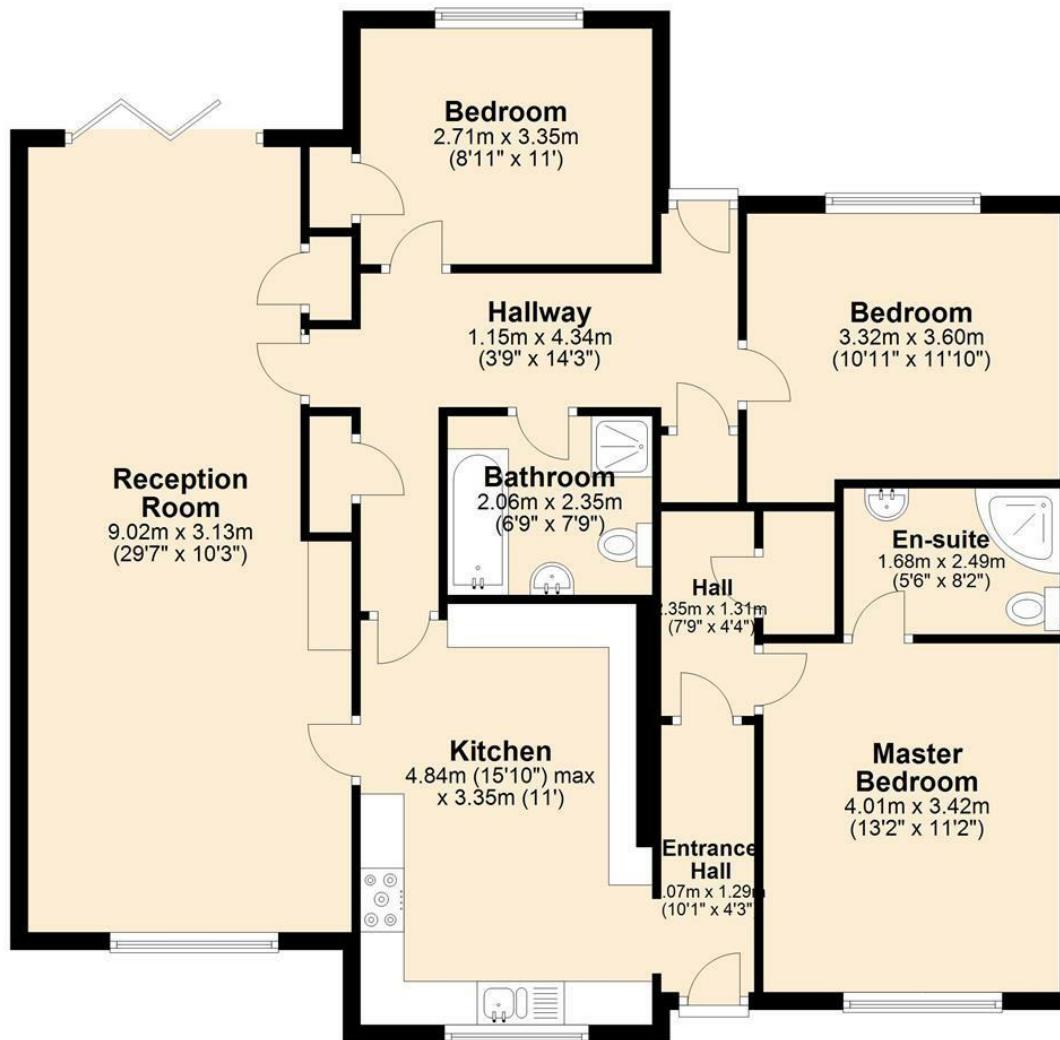






Ground Floor

Approx. 114.8 sq. metres (1235.4 sq. feet)



Total area: approx. 114.8 sq. metres (1235.4 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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