



3 Bowler Road, Darley Dale, Derbyshire, DE4 2TP

Saxton Mee

3 Bowler Road

Offers Around

£450,000

An Impressive Family Home On The Edge Of The Peak District.

A substantial four/five double bedroom detached family home occupying a peaceful cul-de-sac setting. Ideally located between Bakewell and Matlock in sought after Darley Dale, close to a range of shops, cafes, leisure facilities and country inns.

With an integrated garage and off road parking for four vehicles, easily managed gardens and a useful covered store. Within highly regarded primary and secondary school catchment as well as easy commutable distance of major commercial centres. Bordered by beautiful Derbyshire countryside boasting a wealth of local walks, cycle trails and outdoor pursuits as well as the many pretty adjoining villages.

With gas central heating, solar panels and double glazing the spacious and flexible accommodation comprises: reception hall, WC, an sitting room with an electric fire, a fitted kitchen with integrated appliances, a well proportioned conservatory, dining room and a family room/ground floor bedroom.

First floor: landing, a double bedroom with an en-suite shower room, three further double bedrooms and a family bathroom.

Exterior: the property is approached via a driveway providing off road parking and leading to the single garage. The easily managed enclosed rear garden includes a timber storage shed and access to the useful store.

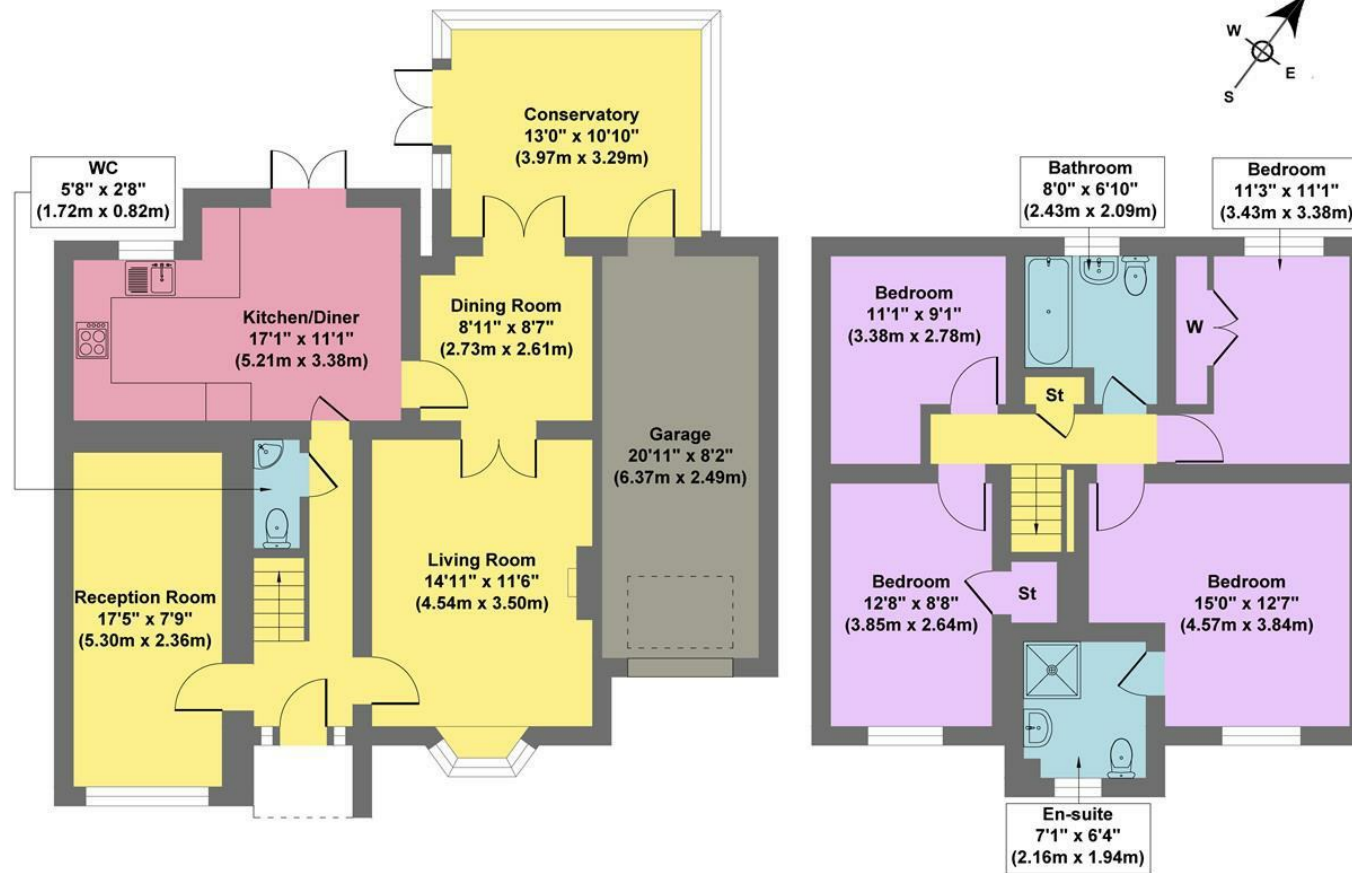
The solar panels are included in the sale by separate negotiation.

- Spacious & Flexible Family Living Accommodation
- Peaceful Cul De Sac Position
- Garage & Off Road Parking For 4 Vehicles
- Within Highly Regarded School Catchment
- Ideally Loacted between Bakewell & Matlock
- Close To Local Shops & Public Transport Links
- Easily Managed Gardens
- Solar Panels
- EPC: Rated C
- Viewings: Bakewell Office





3 Bowler Road



Ground Floor
 Approximate Floor Area
 981 sq.ft
 (91.17 sq.m.)

First Floor
 Approximate Floor Area
 677 sq.ft
 (62.90 sq.m.)

Approx. Gross Internal Floor Area 1658 sq.ft / 154.07 sq.m

Illustration for identification purposes only, measurements are approximate, not to scale

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. *A Life Assurance policy may be requested.* *Written Quotations of credit terms available on request.*

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