



8 Riverside Court, Calver Road, Baslow, Derbyshire, DE45 1RD



# Calver Road

## Baslow

Offers In The Region Of

# £220,000

Idyllic Riverside Setting With Stunning Views

Nestled in the picturesque village of Baslow, this recently refurbished two-bedroom first-floor apartment offers idyllic riverside views over the tranquil River Wye and the breathtaking Derbyshire countryside. With a balcony terrace providing a perfect vantage point to enjoy the view and a private covered parking space.

Baslow offers many amenities, local shops, a Post Office, cafes, renowned restaurants, and inviting country inns. The allure of the Chatsworth Country Estate, historic Bakewell, and the iconic Haddon Hall are within easy reach, the nearby cities of Sheffield, Chesterfield, and Manchester and excellent transport links.

The immaculately presented apartment comprises: a communal entrance hall with security intercom, hallway with access to loft storage. A fitted kitchen with a range of units and appliances. A spacious living/dining room which opens onto the balcony terrace, offering a serene retreat to unwind and enjoy the mesmerizing views. A double bedroom with fitted wardrobes, a shower room and a further bedroom with fitted wardrobes.

Offered with no upwards chain, this exceptional apartment presents a rare opportunity to embrace riverside living in one of Derbyshire's most sought-after villages, with easy access to a wealth of amenities, cultural attractions, and stunning natural landscapes.

Lease: 999 years from 25/03/1980 with 955 years remaining  
Ground Rent: £100 pa  
Service Charge: £840 pa (Two payments of £420 are payable in March & September)

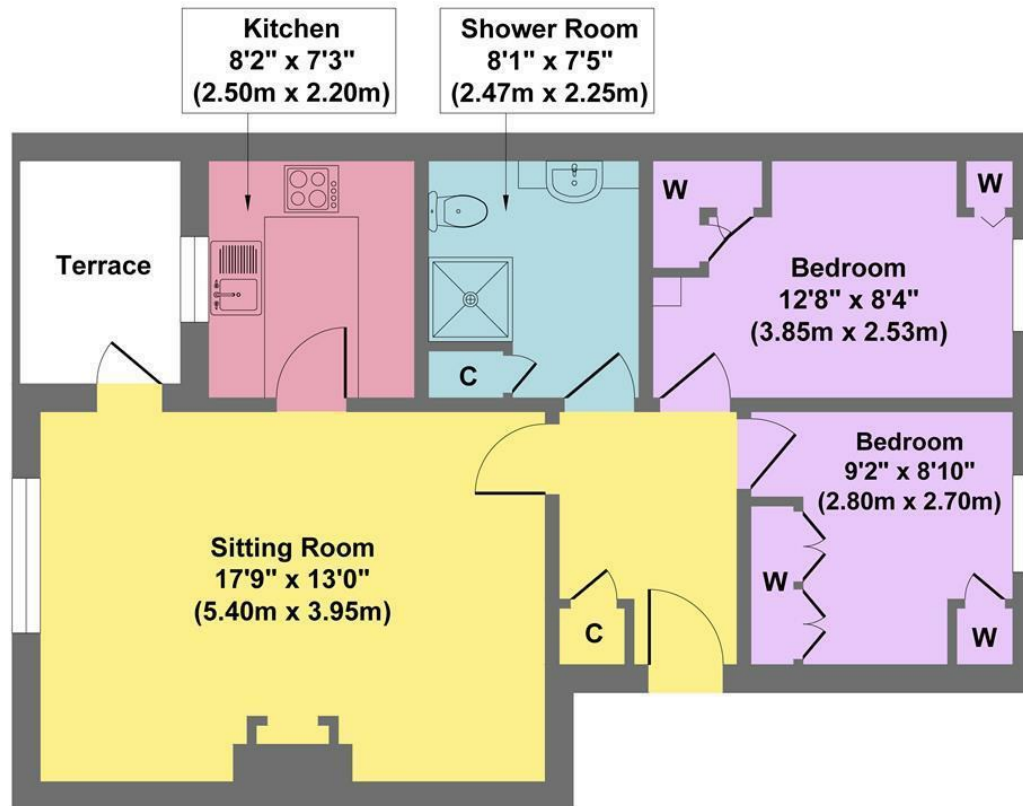


- Idyllic Riverside Views
- Highly Sought After Peak District Setting
- Immaculately Presented Throughout
- Spacious Light & Airy
- Gas Central Heating & Double Glazing
- Close To Excellent Village Amenities
- Covered Off Road Parking Space
- No Upward Chain
- EPC: C
- EPC: Viewings: Bakewell Office





# 8 Riverside Court



**Approximate Floor Area**  
**Area 623 sq.ft**  
**(57.87 sq.m.)**

**Approx. Gross Internal Floor Area 623 sq.ft / 57.87 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.'

Banner Cross  
T: 0114 268 3241  
E: [bannercross@saxtonmee.co.uk](mailto:bannercross@saxtonmee.co.uk)  
[www.saxtonmee.co.uk](http://www.saxtonmee.co.uk)

Hathersage  
T: 01433 650009  
E: [hathersage@saxtonmee.co.uk](mailto:hathersage@saxtonmee.co.uk)

Bakewell  
T: 01629 815307  
E: [bakewell@saxtonmee.co.uk](mailto:bakewell@saxtonmee.co.uk)

Matlock  
T: 01629 828250  
E: [matlock@saxtonmee.co.uk](mailto:matlock@saxtonmee.co.uk)

