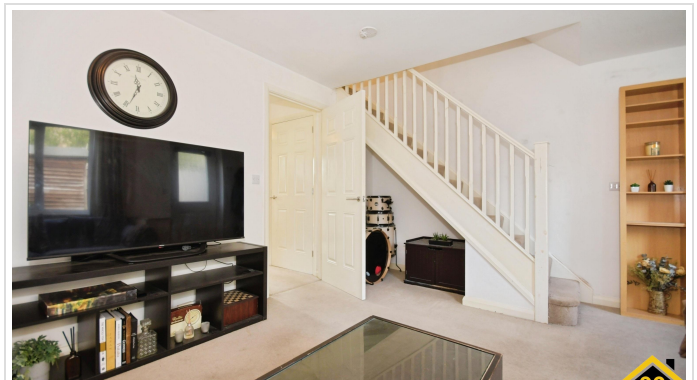


2 Bed Terraced In Bakewell Road Matlock, Derbyshire, DE4 3BN

£50,000





SHORT DESCRIPTION

Property Ref: 16736 Presented is a charming Mid-terraced residence situated on Bakewell Road, Derbyshire, in the heart of Derbyshire, offering an inviting opportunity in a highly desirable setting. This unique home features a thoughtfully arranged layout with a fully fitted kitchen designed for everyday convenience and culinary enjoyment. While currently configured with 2 bedrooms, 1 bathroom, and 1 reception space, it presents a rare blank canvas—ideal for those wishing to shape and design their living space to their own vision. Further enhancing its appeal, the property benefits from a private rear garden, perfect for outdoor relaxation or entertaining, along with allocated parking for added ease and practicality. Perfectly positioned, the residence enjoys excellent access to a wide range of local amenities, reliable public transport links, and highly regarded schools and colleges nearby, making it especially attractive for families and professionals alike. Blending comfort, convenience, and potential, this home offers a wonderful opportunity to create a truly personalised living experience in a well-connected and sought-after location. Property Type: Terraced Full selling price: £200000.00 Pricing Options: Shared ownership Tenure: Leasehold Percentage to be sold: 25% Share price: £50000.00 Monthly rent based on 25% share: £304.14 Remaining lease (In Years): 114 Yearly Ground Rent Cost: £0.00 Yearly Management Cost: £686.16 Council tax band: B EPC rating: C Measurement: Bedrooms, Bathrooms, and Living Room Possession of the property: Occupied

2

Bed Room(s)

1

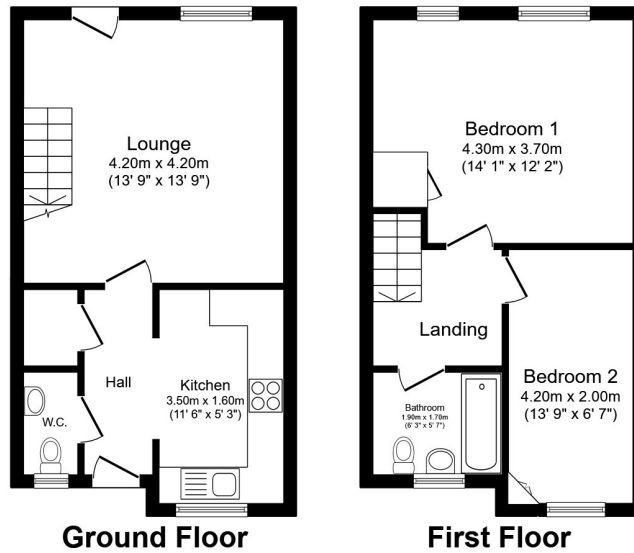
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



Total floor area 66.7 sq.m. (718 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

EPC GRAPH

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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