Crowther | Key

SALES







£499,995

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12 Carlisle Grove
Buxton SK17 6XP









Misrepresentation Act 1967 \ Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, please obtain professional confirmation; alternatively, we will be pleased to check the information for you. We have not tested any apparatus, equipment, fixture, fittings or service and so cannot verify they are in working order, fit for their purpose, or within ownership of the sellers. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. They may however be available by separate negotiation.

These details are prepared as a general guide only, and should not be relied upon as a basis to enter into a legal contract, or commit expenditure. An interested party should consult their own surveyor, solicitor or other professionals before committing themselves to any expenditure or other legal commitments. If any interested party wishes to rely upon any information from the agent, then a request should be made and specific written confirmation can be provided. The agent will not be responsible for any verbal statement made by any member of staff, as only a specific written confirmation should be relied upon. The agent will not be responsible for any loss other than when specific written confirmation has been requested.

All Dimensions are approximate. Items shown in photographs are NOT included unless specifically mentioned in writing within the sales particulars. They may however be available by separate negotiation.

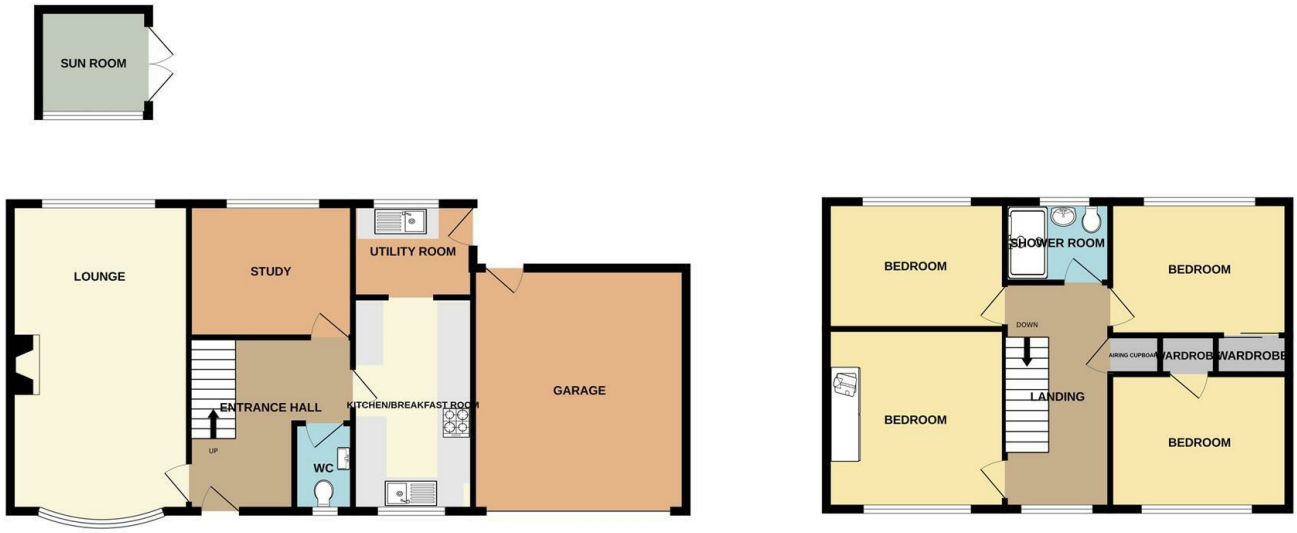
Misrepresentation Act 1967 and Consumer Protection Regulation

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Entrance Hall
UPVC front door, stairs to 1st floor.
Downstairs WC
Low flush WC and wash hand basin.
Kitchen 7'11" x 13'10"
Base and wall units, round edged worktops, stainless steel sink unit, breakfast bar, room for fridge/freezer.
Utility 7'11" x 6'1"
Stainless steel sink unit, combi Worcester boiler, plumbing for washing machine, dishwasher, UPVC back door, radiator, UPVC window.
Dining Room / Study 10'11" x 8'10"
UPVC window, radiator.
Lounge 11'10" x 20'1" x2
UPVC windows, x2 radiators, gas fire and fireplace.
Landing
UPVC window, radiator, airing cupboard.
Bedroom 1 12'2" x 8'3"
UPVC windows, radiator.
Shower Room
Walk-in shower with glass screen, double basin with mixer taps, wash hand basin in vanity unit, low flush WC, radiator and UPVC window.
Bedroom 2 9'7" x 11'8"
UPVC window, radiator, built-in wardrobe.
Bedroom 3 8'9" x 11'9"
UPVC window, radiator, built-in wardrobe.
Bedroom 4 11'9" x 12'4"
UPVC window, radiator, built-in wardrobe.
Garage 14' x 16'5"
Electric light and power, electric door, UPVC door.
Outside
Garden front and rear, off road parking, UPVC summer house.

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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