

18 Sherwood Place, Dronfield Woodhouse, Dronfield, S18 8PB

Saxton Mee

18 Sherwood Place

Dronfield Woodhouse

Chain Free

£142,000

An excellent opportunity for the first time buyer, investor, couple or early retired to purchase a sensibly priced two double bedroomed duplex apartment located in this highly popular residential area well served by a host of local amenities and having the benefit of a single garage.

Offered for sale with no upward chain the gas fired centrally heated and uPVC double glazed accommodation briefly comprises: ground floor entrance with stairs rising to the first floor, landing, nicely proportioned open plan living/dining room, fitted kitchen which lends itself to being opened up to the dining area, second floor landing with two double bedrooms both with built in wardrobes and bathroom with a white suite.

The property has the advantage of a single garage and area of lawned garden and paved seating area to the front.

- No upward chain and vacant possession
- Two double bedrooms
- Ideal for first time buyer/investor
- Close to a range of amenities
- Garden to the front
- Single garage to the rear in a block of three
- Scope to improve
- EPC: D
- Council Tax Band: A
- Tenure: Leasehold - £75 per annum













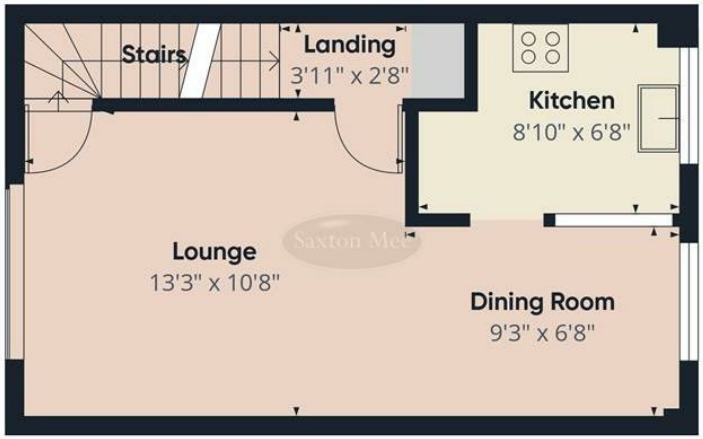




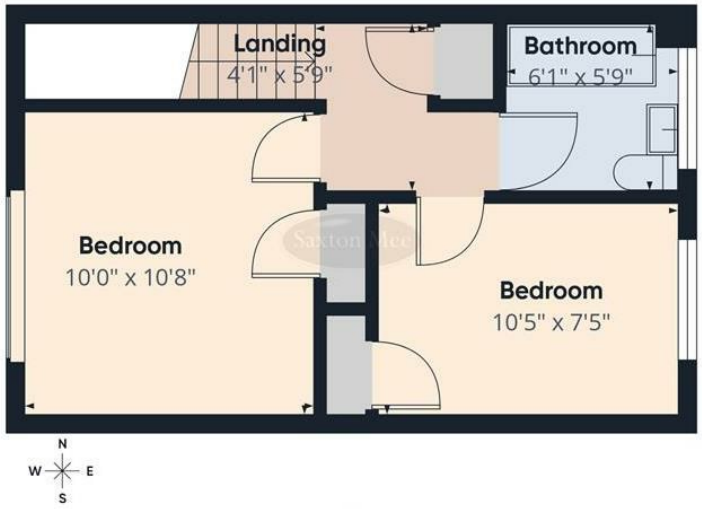




Floor 0



Floor 1



Floor 2

Approximate total area(1)

576 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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
www.saxtonmee.co.uk

Dronfield
T: 01246 290992
E: dronfield@saxtonmee.co.uk

Hathersage
T: 01433 650009
E: hathersage@saxtonmee.co.uk

Bakewell
T: 01629 815307
E: bakewell@saxtonmee.co.uk

Matlock
T: 01629 828250
E: matlock@saxtonmee.co.uk

Saxton Mee