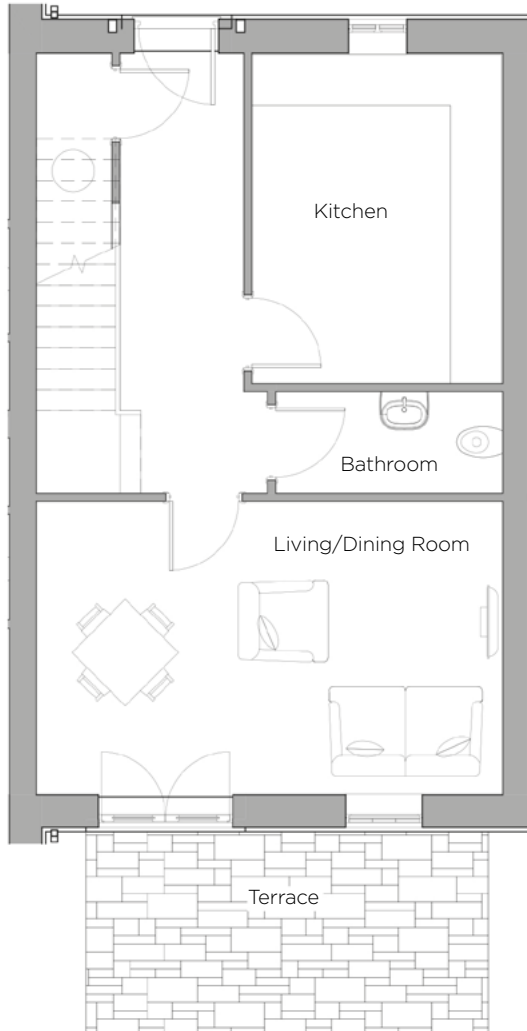
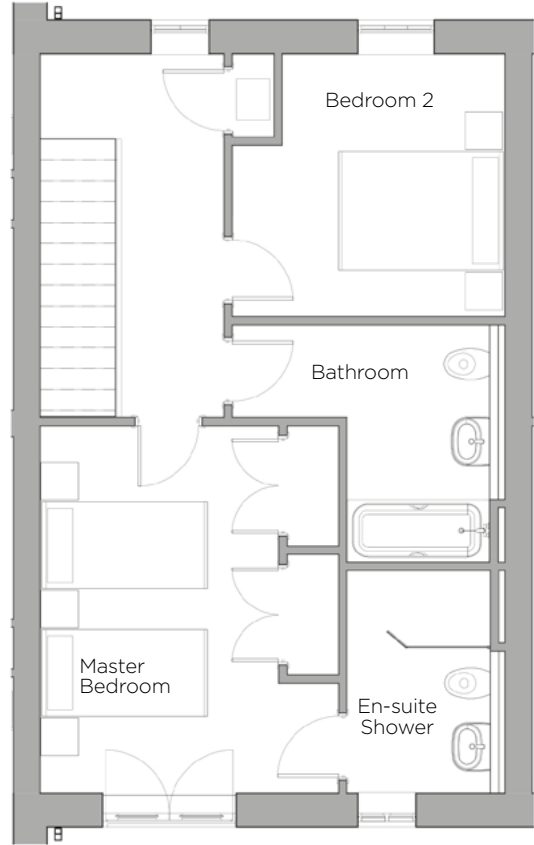


Audley St Elphin's Park

19 Pollard Way
Cottage
Plot 146



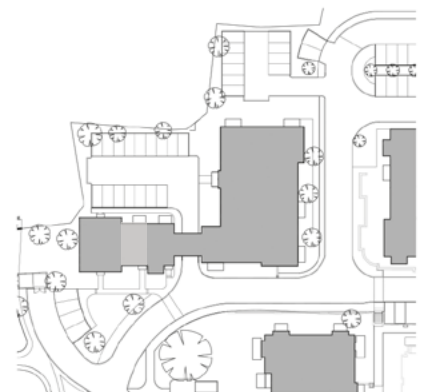
Ground Floor



First Floor



Internal Measurements	Metric (m)	Imperial (ft)
Living/Dining Room	5.57m x 3.51m	18'3" x 11'6"
Kitchen	3.95m x 2.99m	12'11" x 9'10"
Master Bedroom	4.4m x 2.86m	14'5" x 9'5"
Bedroom 2	3.27m x 3.15m	10'9" x 10'4"
Terrace (approx)	4.8m x 2.4m	15'9" x 7'10"



Audley St Elphin's Park
St Elphin's Park, Dale Road South, Darley Dale, Matlock DE4 2RH
01629 733 337 stelphinssales@audleyretirement.co.uk
www.audleyretirement.co.uk

Built-in wardrobes in bedrooms have not been included in the overall dimensions.
Maximum measurements shown. These pages are intended for marketing purposes only.
Designs vary according to plot and all details should be checked at the Sales Office.
January 2017



GOOD MOVE

Audley St Elphin's Park

19 Pollard Way
Cottage
Plot 146



2 bedroom cottage

This special two bedroom dual aspect cottage enjoys stunning hillside views across two floors. Downstairs has a spacious Siematic kitchen, a living/dining room that has patio doors leading out onto the south-west facing terrace and a w/c. Upstairs boasts a luxury Villeroy & Boch bathroom, a spacious master bedroom with a Juliette balcony and an en-suite shower room and a second double bedroom with hillside views.

Property specifications:

- Set across two floors with dual aspect positioning
- Large living/dining room opens out onto a terrace
- Spacious Siematic kitchen with hillside views
- Large master bedroom with a Villeroy & Boch walk-in shower en-suite
- Luxury second bathroom
- Second double bedroom with beautiful views

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GOOD MOVE