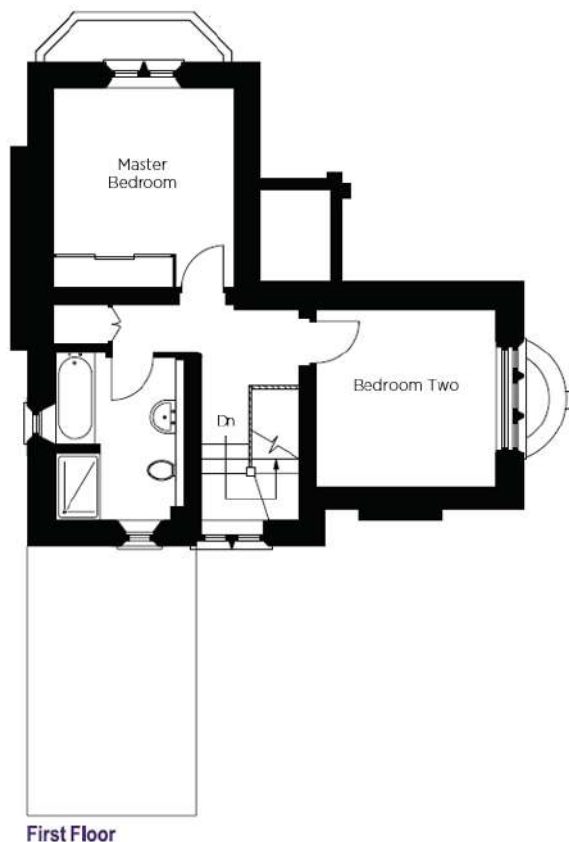
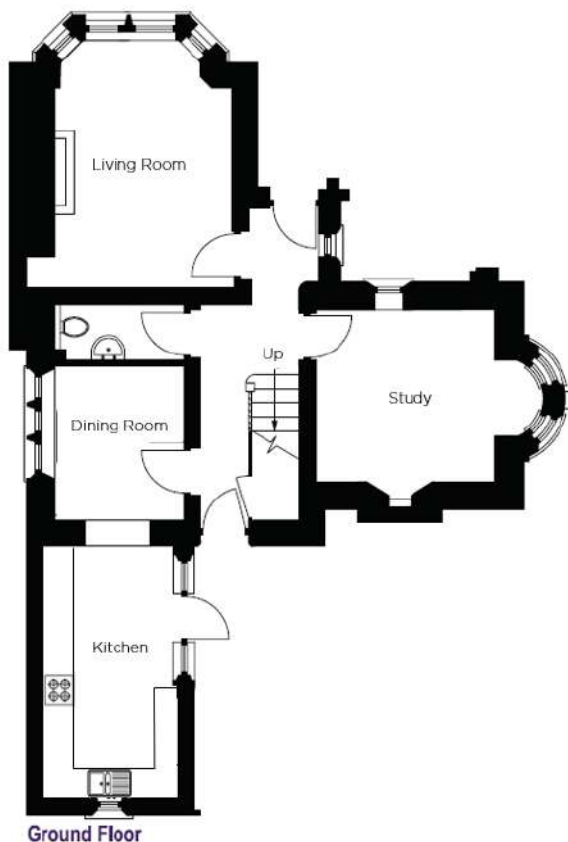
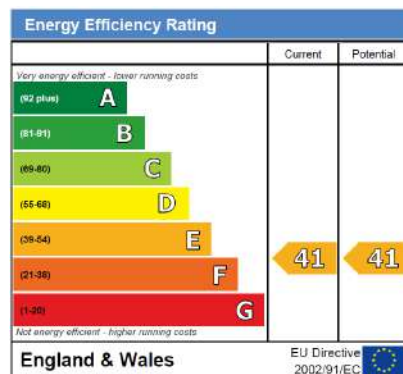


Audley St Elphin's Park

The Lodge
Two bedroom 'pre-owned' detached cottage



Internal Measurements	Metric (m)	Imperial (ft)
Living Room	4.35m x 3.65m	14'4" x 12'1"
Kitchen	4.68m x 2.70m	15'3" x 8'10"
Dining Room	2.80m x 2.30m	9'2" x 7'6"
Study	3.25m x 3.15m	10'8" x 10'3"
Master Bedroom	3.55m x 3.15m	11'8" x 10'4"
Bedroom Two	3.25m x 3.15m	10'8" x 10'3"
Total Sq.Ft 1,044		



Audley St Elphin's Park
Dale Road South, Darley Dale, Matlock DE4 2RH
01629 733 337 stelphinssales@audleyvillages.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.
July 2017



Audley St Elphin's Park

The Lodge
Two bedroom 'pre-owned' detached cottage

ONE YEAR
MANAGEMENT FEE
INCLUDED



Two bedroom detached cottage

This unique two bedroom cottage arrives on the market in an immaculate condition and benefits from a recently fitted new kitchen with modern integrated appliances. The property offers an abundance of entertaining space including a spacious lounge, study and a south-facing enclosed garden. Upstairs there are two good sized bedrooms and a separate bathroom with separate bathing and showering facilities.



Property specifications

- Private south-facing garden
- Recently fitted kitchen with integrated appliances
- Living room and a separate study
- Master bedroom with fitted wardrobes
- Bathroom with Villeroy & Boch sanitaryware
- Downstairs W.C.
- Allocated parking space



£360,000 (other fees apply)

One year management fee included

Monthly management fee £739.28

Annual ground rent £500.00

Viewing by appointment with the sales office.

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