





**Woodside, Crich, Matlock, Derbyshire DE4 5FX**  
**£450,000 - Freehold**

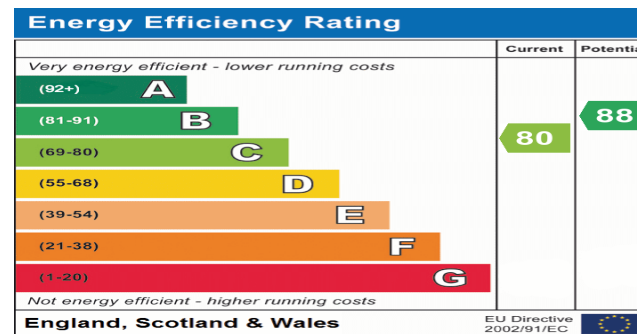


## PROPERTY DESCRIPTION

\*\*\* GUIDE PRICE £450,000 - £475,000\*\*\*Derbyshire Properties are delighted to present this four bedroom executive detached family home located within a popular village location that offers a wide range of local amenities. Crich is located between the towns of Belper and Matlock and benefits from an elevated location that provides stunning countryside views. The marketplace offers a wide range of amenities that include artisan bakery, butchers, Indian restaurant beauticians and fabulous Village pub. The ideal buyer for this property are families and an early internal inspection should be undertaken to avoid disappointment.

## POINTS OF INTEREST

- Executive Detached Family Home
- 4 Bedrooms
- Large Open Plan Living Kitchen
- No Chain
- Landscaped Gardens
- Double Width Drive & Integral Garage
- Sought After Village Location
- Ideal Family Property
- Viewing Advised
- COUNCIL TAX BAND F
- GUIDE PRICE £450,000-£475,000





Ground Floor



Approximate total area<sup>(1)</sup>  
814.06 ft<sup>2</sup>  
75.63 m<sup>2</sup>

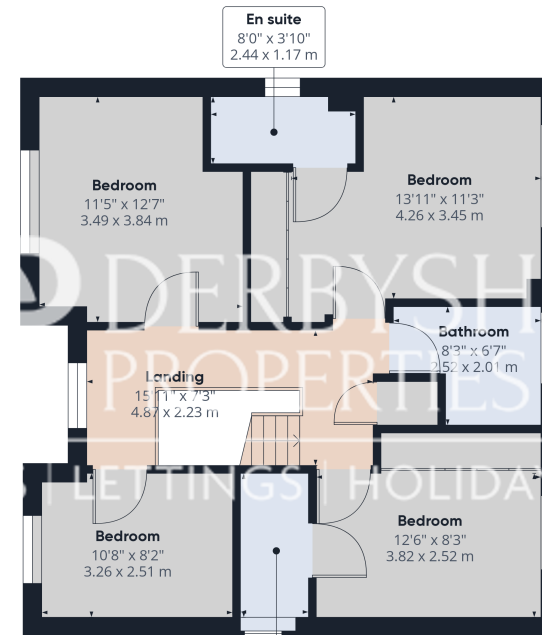
Reduced headroom  
1.37 ft<sup>2</sup>  
0.13 m<sup>2</sup>

(1) Excluding balconies and terraces

(2) Reduced headroom  
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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**En Suite**  
3'9" x 7'5"  
1.17 x 2.28 m

Floor 1



Approximate total area<sup>(1)</sup>  
727.57 ft<sup>2</sup>  
67.59 m<sup>2</sup>

(1) Excluding balconies and terraces

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