



DERBYSHIRE





**Hodder Close, Crich, Matlock, Derbyshire DE4 5NH**  
**£275,000 - Freehold**



## PROPERTY DESCRIPTION

Derbyshire Properties are delighted to offer for sale this well presented modern stone town house located within easy walking distance of Crich marketplace. The property briefly comprises of :- entrance hall, cloakroom/WC, living room, conservatory, dining area and kitchen. To the first floor a landing provides access to 3 bedrooms and a bathroom. Externally the property offers a driveway providing parking for two cars and garage with up and over door light and power. The superbly landscaped rear garden offers a lawn, stocked flowerbeds and private patio area.

## POINTS OF INTEREST

- Modern Stone Town House
- 3 Bedrooms
- Conservatory/Sun Room
- Driveway & Garage
- Quiet Cul De Sac Position
- Sought After Derbyshire Village
- Fantastic Array Of Local Amenities
- Ideal First Home Or Down Size
- View Essential
- COUNCIL TAX BAND D



