



## Offers Over £340,000

- 4 Bedroomed detached home
- Located in the popular area of Wingerworth
- Beautifully Maintained and presented throughout
- Viewing highly recommended to appreciate the accommodation on offer
- Kitchen diner with French doors leading to the garden
- South facing garden
- Good links to Chesterfield town Centre
- Still under new build warrantee
- Master bedroom with ensuite shower room
- Off street parking for multiple vehicles

# Rowan Grove, Chesterfield S42 6GD

4 2 1 B

Council Tax Band: E



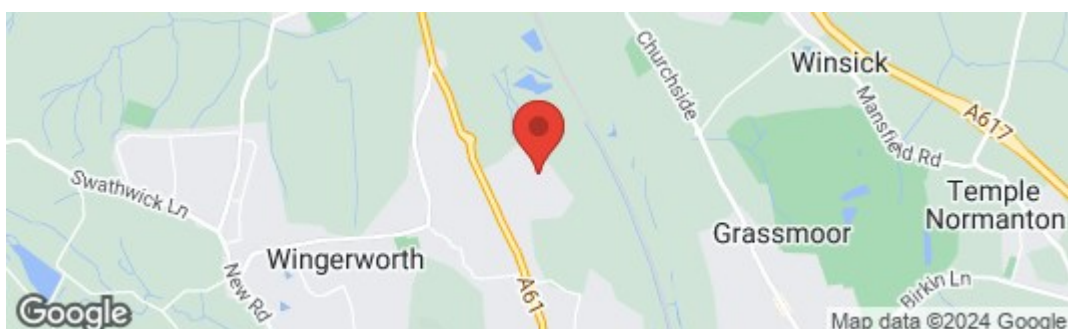
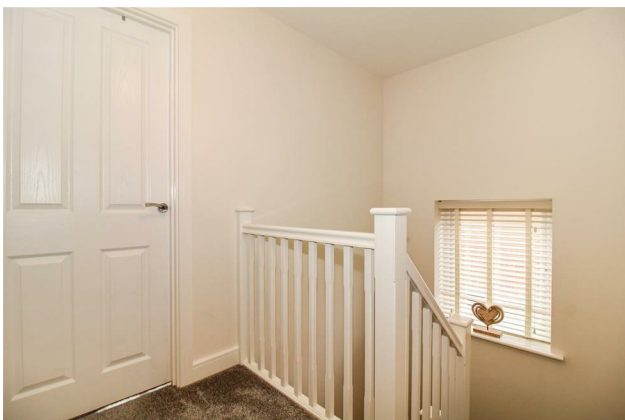
4 bed roomed detached home for sale in the popular area of Wingerworth. The property benefits from being well located close to Chesterfield town centre, Clay cross, local shops and schooling. Externally the property has off street parking for multiple vehicles, a garage with power and lighting and an enclosed back garden with a patio area and lawn. Local parks are also within easy reach.

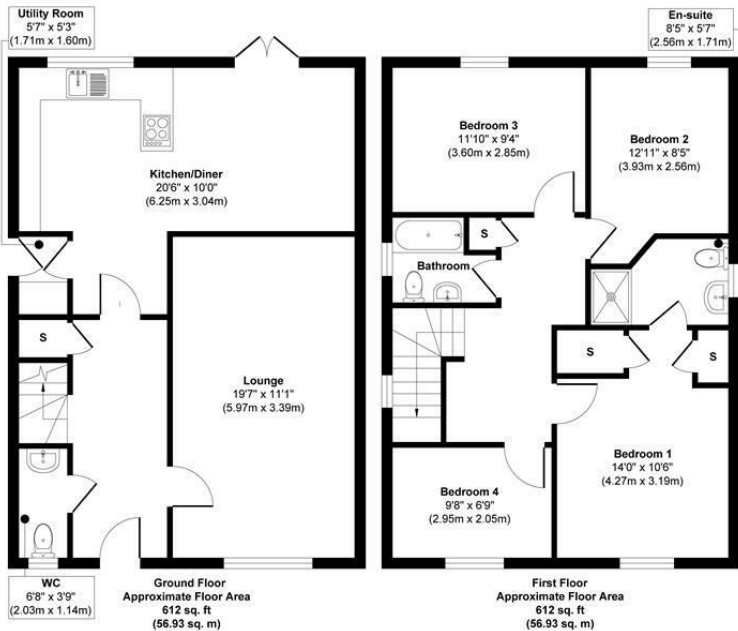
The entrance hallway has a downstairs wc, under stairs storage and a generous lounge to the front of the property. To the rear is a utility room with an integral washing machine and access out to the driveway. The lovely kitchen diner is across the back of the property and has integrated appliances, double oven/grill, fridge, freezer, dishwasher and hob. There is a breakfast bar and space for dining, with French doors leading out to the garden.

On the 1st floor the master bedroom has an ensuite shower room, storage and again is tastefully presented. There are two further double bedrooms to the rear of the property, a further storage cupboard on the landing and and a good sized single bedroom. The family bathroom has a white 3 piece suite.

The property is immaculately presented throughout and would suit families. or professional couples. The combi boiler is fully serviced and has 5 years left on its warrantee.

The property tenure is leasehold and council tax band E.





Approx. Gross Internal Floor Area 1224 sq. ft / 113.86 sq. m  
 Illustration for identification purposes only, measurements are approximate, not to scale.  
 Produced by Elements Property