



Offers In The Region Of £300,000 - £335,000

- 3 Double bedroomed detached property
- 2 bathrooms - shower room downstairs and a family bathroom upstairs
- Summer house with new roof, electrics, lighting and bar area
- Well maintained throughout
- Kitchen diner with integrated appliances
- Worcester combi boiler
- Large enclosed rear garden
- Lounge with log burner
- Generous garage, with new roof, power and lighting
- Off street parking for multiple vehicles

Boythorpe Crescent, Chesterfield S40 2NX

3 2 0 E

Council Tax Band: B





3 bedroom Detached Home Offered for sale in the popular area of Boythorpe. , the property is situated on the outskirts of Chesterfield Town Centre, convenient for local shopping, Chatsworth Road, Queens park sports Centre and well placed for Royal Hospital, Chesterfield College and transport links including motorway network and railway station.

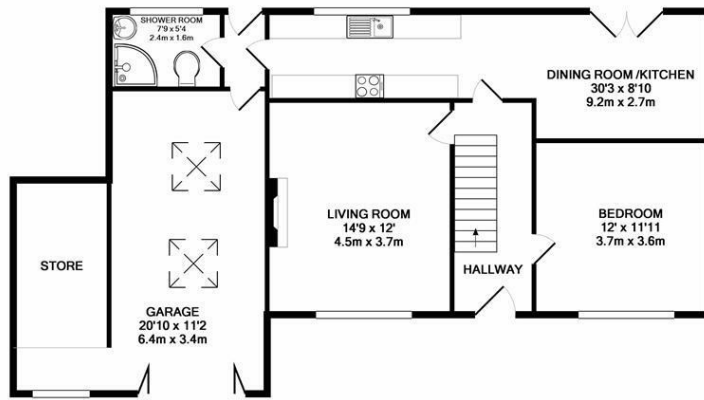
Externally the property is set back from the road and benefits from a generous plot. The front the garden area has a lawn and driveway with ample off street parking for multiple vehicles and an electric charge point. The garage has a new roof, double doors for access, power and lighting. To the rear of the property is an enclosed garden with Indian pavers providing a lovely area to entertain or relax. There is also a generous lawned area surrounded by mature trees and shrubbery, with a fabulous summerhouse with power that could be utilised for many different. A bespoke wood store is also included.

Entering into the property, the hallway with Waterproof laminate flooring leads through to the kitchen/diner to the rear and has the lounge and bedroom located to the left an the right off the hallway. The lounge has a beautiful feature multi-burner and is tastefully decorated. The second bedroom has views over the front garden and could used as a second sitting room. The kitchen has a dining area with French doors leading into the garden and benefits from fitted cabinets, worktops fridge freezer and dishwasher. Travertine tiles with underfloor heating goes through the kitchen area A shower room and access to the garage are available off the kitchen.

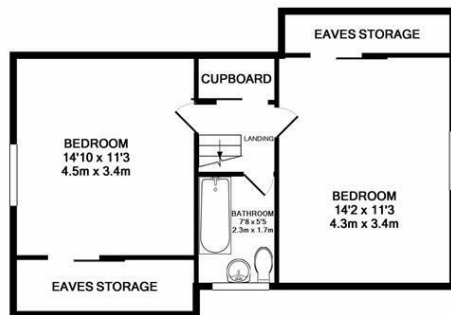
On the 1st floor there are two large double bedrooms, with eaves storage and a family bathroom with a white suite and shower over the bath. The property is a free hold and in council tax band B.







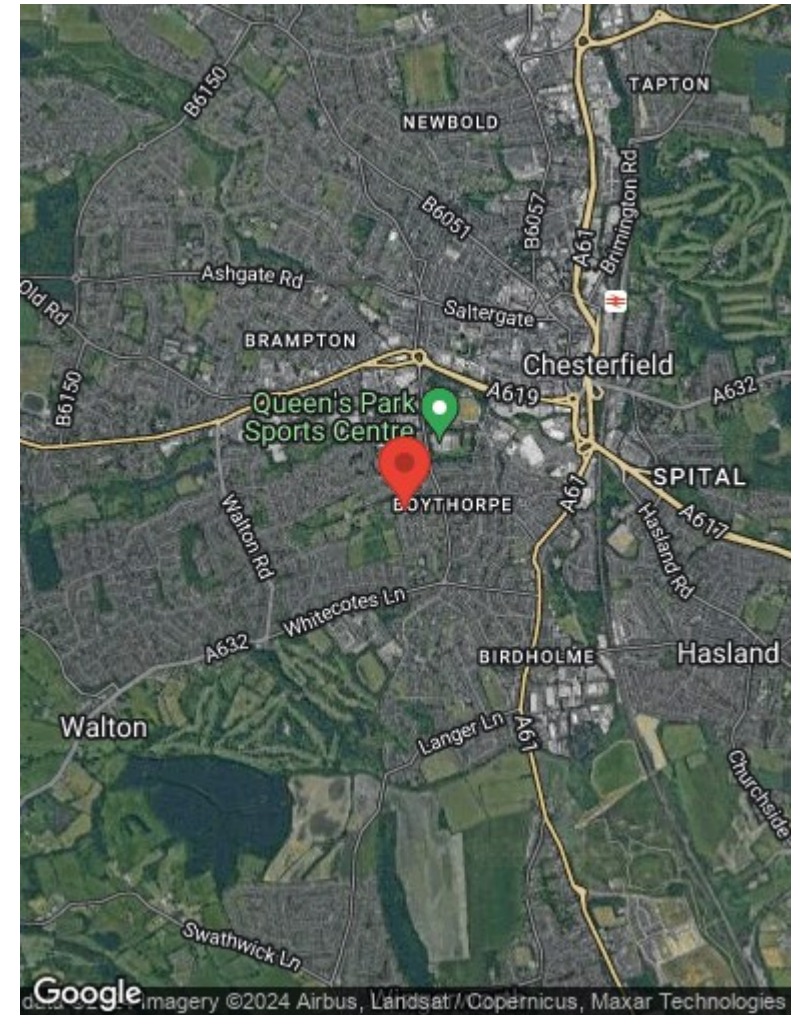
GROUND FLOOR
APPROX. FLOOR
AREA 1008 SQ.FT.
(93.6 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 536 SQ.FT.
(49.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 1544 SQ.FT. (143.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2019



Viewings

Viewings by arrangement only. Call 01246 276 276 to make an appointment.