





# welcome to

# **Rothervale Road, Chesterfield**

Ideally suited to the first time buyer/investor alike, this beautifully presented two bedroom semi detached property, boasting an extensive landscaped rear garden.













#### **Entrance Porch**

The entrance porch is accessed via the front facing PVCu double glazed door. Fitted with a side facing window and tiled flooring.

## Lounge

11' 6" x 12' 3" ( 3.51m x 3.73m )

The lounge is fitted with a front facing double glazed window and a central heating radiator. Completed with a carpet flooring.

#### Kitchen

12' x 9' 3" ( 3.66m x 2.82m )

The Kitchen is fitted with wooden units, a stainless steel sink and drainer, an integrated electric oven and gas hob alongside plumbing for an automatic washing machine and dishwasher. Completing the Kitchen is a storage cupboard and central heating radiator.

### Utility

The Utility room offers space for a fridge/freezer and fitted with a side facing PVCu door and central heating radiator. Completed with a tiled flooring.

### **Bedroom One**

11' 5" x 12' 3" ( 3.48m x 3.73m )

Bedroom One is fitted with a front facing double glazed window and a central heating radiator. Completed with carpet flooring.

### **Bedroom Two**

12' 1" x 9' 2" ( 3.68m x 2.79m )

Bedroom Two is fitted with a rear facing double glazed window and a central heating radiator.

Offering loft access and a storage cupboard housing the boiler.

### **Bathroom**

The Bathroom offers a paneled bath with shower over, a wc and vanity hand wash basin. Part tiling found to the walls whilst vinyl can be found to the floor. Finished with a side facing double glazed window.

#### **Outside & Exterior**

Offering a small yard area to the front of the property whilst to the rear the garden offers a patio seating area, lawn garden and a storage shed.





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# **Rothervale Road, Chesterfield**

- Council Tax Band: A
- Two Bedroom Semi Detached Home
- Ideally Suited To The First Time Buyer
- Lounge, Kitchen And Utility
- Entrance Porch

Tenure: Freehold EPC Rating: D

£150,000







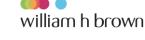


Please note the marker reflects the postcode not the actual property

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