



**Masefield Avenue, Holmewood Chesterfield S42 5TL**



**welcome to**

**Masefield Avenue, Holmewood Chesterfield**

This three-bedroom home offers a spacious lounge perfect for relaxation and a well-appointed kitchen ideal for culinary adventures. The rear garden features a delightful combination of a paved patio and lawn.



### Entrance Hall

The entrance hall features double glazing and gas central heating. A staircase leads to the first-floor landing, providing a welcoming and practical entryway to the home.

### Downstairs W/C

The downstairs bathroom features a compact yet functional design. It includes a modern toilet and a sleek wash hand basin with clean, minimalist fixtures. The room is warmed by gas central heating,

### Lounge

15' x 9' 1" (4.57m x 2.77m)

The lounge area is a warm and inviting space, featuring double-glazed windows that provide excellent insulation and minimises external noise. Gas central heating ensures consistent comfort, making it an ideal setting.

### Kitchen Diner

The kitchen diner is a practical and stylish space, featuring an inset stainless-steel sink with a mixer tap and splashback. It includes a gas hob and electric oven, accompanied by an efficient extractor fan. Gas central heating ensures a cozy atmosphere, while double-glazed windows and French patio doors bring in natural light and enhance insulation. There is ample space for appliances, making this room functional.

### Stairs And Landing

The landing has access to the loft and features gas central heating. Access to the loft can be found in the landing, and this is boarded out, providing additional storage space.

### Bedroom One

9' x 16' 1" (2.74m x 4.90m)

The bedroom has two double-glazed windows for light and insulation, with gas central heating for warmth.

### Bedroom Two

10' x 11' (3.05m x 3.35m)

The bedroom includes a convenient store cupboard for extra storage. It has double-glazed windows for insulation and noise reduction, along with gas central heating to keep the space warm and comfortable.

### Bedroom Three

6' 1" x 11' 1" (1.85m x 3.38m)

The bedroom features double-glazed windows for insulation and noise reduction, along with gas central heating to keep the room warm.

### Bathroom

This bathroom offers practicality and comfort with its thoughtfully designed features. It includes a bath with a shower overhead. The room is equipped with a modern toilet, a vanity sink, and a heated towel rail to add a touch of warmth. Double-glazed windows provide natural light while maintaining insulation.

### Garage

15' 10" x 8' 1" (4.83m x 2.46m)

The garage is equipped with an electric door for easy access. It features power outlets and lighting.

### Outside Exterior

The front garden includes a grass lawn alongside a driveway leading to the garage, providing a neat and practical outdoor space. The rear garden features a paved patio for seating, a grass lawn for greenery, a garden shed for storage, and areas of gravel for easy maintenance.



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## **Masefield Avenue, Holmewood Chesterfield**

- **\*\*£185,000\*\***
- Council Tax Band B.
- Three Bedroom Semi Detached Home.
- Spacious Lounge.
- Well-Appointed Kitchen.

Tenure: Freehold EPC Rating: B

# £185,000



Please note the marker reflects the postcode not the actual property

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