



11 Middlecroft Road, Staveley, Chesterfield, Derbyshire, S43 3XN

Offers In The Region Of £125,000

- Stunning Family Home
- Contemporary Fitted Kitchen
- Gas Central Heating, uPVC Double Glazed Windows
- Close To Major Road Networks
- Mid-Terraced Property
- Stylish Bathroom
- Well Proportioned Accommodation Over Three Floors
- Three Bedrooms
- NO CHAIN
- Close To Local Shops, Amenities and Leisure Facilities

Andersons are delighted to offer for sale this stunning three bedroom mid terraced property, which is located in the popular and convenient residential area of Staveley. The property offers superbly presented and well-proportioned accommodation over three floors and benefits from gas central heating and uPVC double glazing. From Middlecroft Road it is only a very short walk to the heart of Staveley with its excellent shopping and leisure facilities. The property is located close to major road networks as well as open countryside and Poolsbrook Valley Park. Being suited to either FTBs, young families or investors an internal viewing is essential to appreciate the size of accommodation and quality of fixtures and fittings in this superb home.

The accommodation briefly comprises: Living Room, Inner Lobby, Dining Room and Kitchen. First Floor Landing, Bedroom One, Bedroom Two and Family Bathroom. Second Floor Bedroom Three. Outside: Sees a yard area and car standing space to the rear.



Council Tax Band: A



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ACCOMMODATION

GROUND FLOOR

LIVING ROOM

11'6" x 11'5"

This light and airy room benefits from a front facing uPVC double glazed window, a composite front door with glazed top panel, a central heating radiator, 'Herringbone' style laminate wood flooring, coving, rose to the ceiling, dado rail and a feature fire surround with built in low level cupboard to the side.

INNER LOBBY

The 'Herringbone' style laminate flooring continues through from the Living Room and there is access to a cellar head which provides useful storage.

DINING ROOM

11'7" x 11'5"

A lovely formal dining room with 'Herringbone' style laminate flooring, coving and recessed spotlights to the ceiling, a central heating radiator, feature fire place, built in storage cupboard and a rear facing uPVC double glazed window.

A door leads to a staircase which provides access to the first floor accommodation.

KITCHEN

7'11" x 5'11"

Fitted with a contemporary range of units above and below marble effect work surfaces with white 'Metro' tiled splash backs. Incorporated within is a stainless steel single drainer sink with mixer taps, a single electric oven 4 ring gas hob and extractor above. There is space for a freestanding fridge freezer, a wall mounted combination boiler, a side facing uPVC double glazed window, and 'Herringbone' style wood effect laminate flooring. A composite door leads to the rear yard.

FIRST FLOOR

LANDING

Having a dado rail, coving to the ceiling, a useful storage cupboard and staircase which leads to the second floor accommodation balustrade and staircase which provides access to the second floor accommodation.

BEDROOM ONE

11'7" x 11'5"

Having a front facing uPVC double glazed window which provides views over roof tops to open countryside, a central heating radiator and feature fireplace.

BEDROOM TWO

11'5" (max) x 8'8" (max)

With a rear facing uPVC double glazed window, a central heating radiator, dado rail and a feature fireplace.

FAMILY BATHROOM

7'11" x 5'10"

This good sized family bathroom is fitted with a stylish three piece suite comprising of a panelled bath with a 'twin head thermostatic shower over, pedestal wash hand basin and low flush w/c. There a combination of ceramic tiles and timber panelling to the walls, a side facing uPVC double glazed window, a chrome ladder style towel radiator and a large storage cupboard.

BEDROOM THREE

16'7" x 11'6"

Having a front facing uPVC double glazed window, a central heating radiator and spindle balustrade.

OUTSIDE

To the rear of the property sees a cosy yard area enclosed by timber fencing. A set of steps leads you to an area currently used for car standing but could with a bit of imagination offer further garden or entertaining potential.

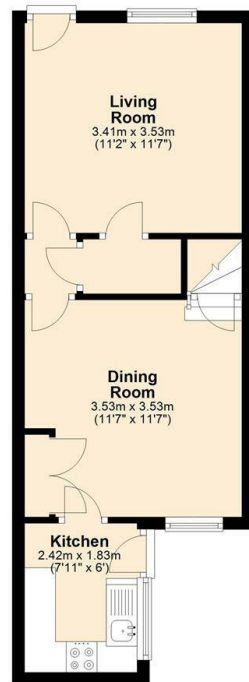
GENERAL

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements. No tests have been carried out on any appliances, fires and boilers and any mention of these relates to their physical presence and not their working condition.





Ground Floor
Approx. 32.9 sq. metres (353.8 sq. feet)



First Floor
Approx. 32.8 sq. metres (352.6 sq. feet)

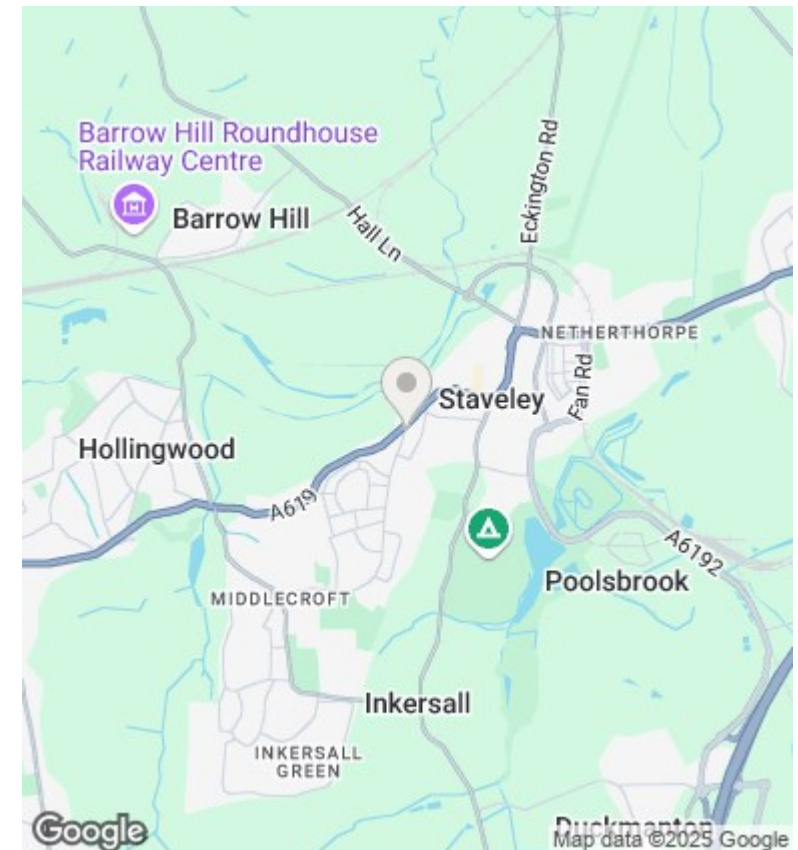


Second Floor
Approx. 17.7 sq. metres (190.8 sq. feet)



Total area: approx. 83.4 sq. metres (897.2 sq. feet)

Whilst every care has been taken to prepare these floor plans, they are for guidance purposes only.
Plan produced using PlanUp.



Viewings

Viewings by arrangement only. Call 0114 283 4050 to make an appointment.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		62
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC