





19 Darwin Avenue

Chesterfield • Derbyshire • S40 4RU

Guide Price £215,000 to £220,000

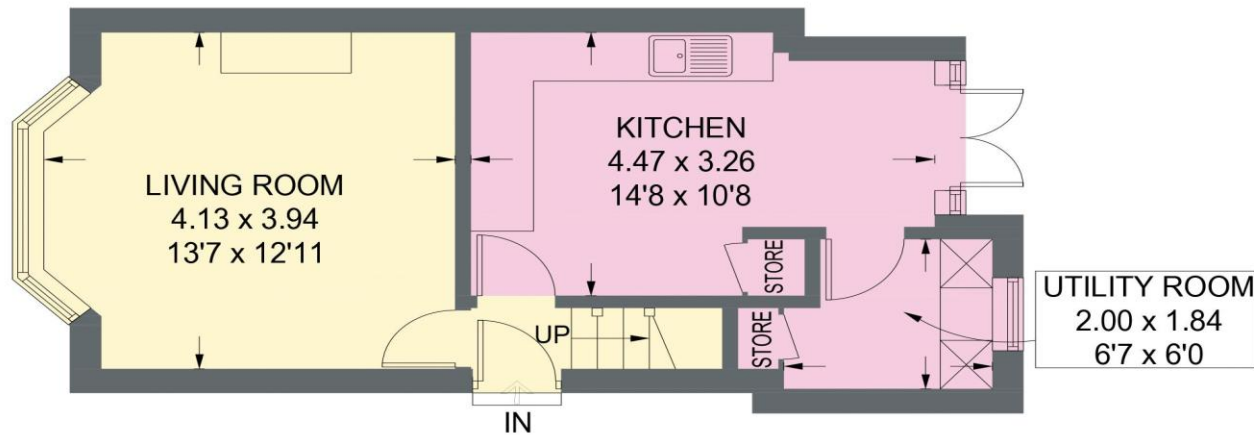
This beautifully renovated two-bedroom semi-detached home is ready for immediate occupancy, offering a fantastic opportunity for a range of buyers, including professionals, first-time buyers, couples, and downsizers. Located within walking distance of Chesterfield Town Centre and the train station, this property is not only convenient but also benefits from being offered with no onward chain. Upon entering, you'll find a charming bay-windowed living room, complete with a fitted log burner for a warm and inviting atmosphere. Moving further into the home, the open-plan kitchen/diner offers a modern, spacious layout, featuring integrated appliances, a Herschel infrared heater on the ceiling, a store cupboard, and double patio doors leading to the garden. Just off the kitchen is a utility room, fully equipped with plumbing for freestanding appliances and additional storage. Upstairs, there are two generously sized bedrooms, complemented by a stylish three-piece family bathroom with modern fittings. The large rear garden is tiered into distinct sections, creating a versatile outdoor space. Immediately off the property, a flagstone sitting area provides the perfect spot for relaxation. A second sitting area adds further appeal, while the lawned section at the bottom includes a shed and an additional seating space, ideal for entertaining. Situated close to the Peak District, this home also benefits from being just a 20–25 minute drive to Sheffield City Centre, making it an ideal balance of town convenience and countryside accessibility.



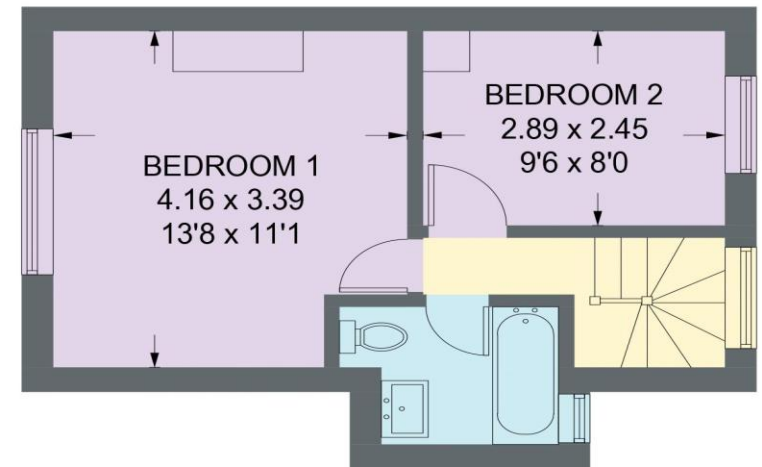
- Semi-Detached
- Two Bedroom
- Completely Renovated To A High Standard
- Living Room w/ Log Burner
- Off Road Parking
- Large Private Garden
- Three Piece Bathroom
- Kitchen w/ Integrated Appliances
- No Chain / Popular Location
- EPC Rating: D / Council Tax Band A

19 DARWIN AVENUE

APPROXIMATE GROSS INTERNAL AREA = 61.9 SQ M / 666.5 SQ FT



GROUND FLOOR = 33.9 SQ M / 364.5 SQ FT



FIRST FLOOR = 28.1 SQ M / 302.0 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1211492)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

haus

31 West Bars, Chesterfield, S40 1AG
chesterfield@haushomes.co.uk
haushomes.co.uk

01246 380 535