







31A Netherfield Road

Chesterfield • Derbyshire • S40 3LS

£315,000

Set on a generous plot in a well-connected residential area, this modern three-bedroom detached home offers stylish living with space to grow. Located within the catchment for Brookfield Community School and close to shops, amenities, and transport links, it's an ideal choice for couples, starter families, and established households alike. With the Peak District and Matlock just a short drive away. A spacious entrance hallway welcomes you into the home, with a ground floor WC directly ahead. To the left, a large front-facing living room provides a bright and comfortable space for everyday living. Flowing through from here, the kitchen-diner is fitted with storage cupboards, an electric oven and gas hob, and space for freestanding appliances. The dining area opens onto the garden via patio doors, creating a seamless indoor-outdoor connection. Upstairs, the accommodation includes a modern three-piece bathroom with a bath and shower over, wash basin, and WC. The principal bedroom is a well-proportioned double overlooking the rear garden, while the second double bedroom faces the front. The third bedroom is a generous single, ideal as a nursery, home office, or dressing room. Externally, the property benefits from a tarmacked driveway offering off-road parking. To the rear, the large private garden is thoughtfully landscaped with an Indian stone seating area and a two-tiered lawn—providing distinct zones to enjoy throughout the day, whether relaxing or entertaining.





- Three Bedroom Detached House
- Off Road Parking
- Large Private Garden
- Modern Kitchen-Diner
- Large Living Room

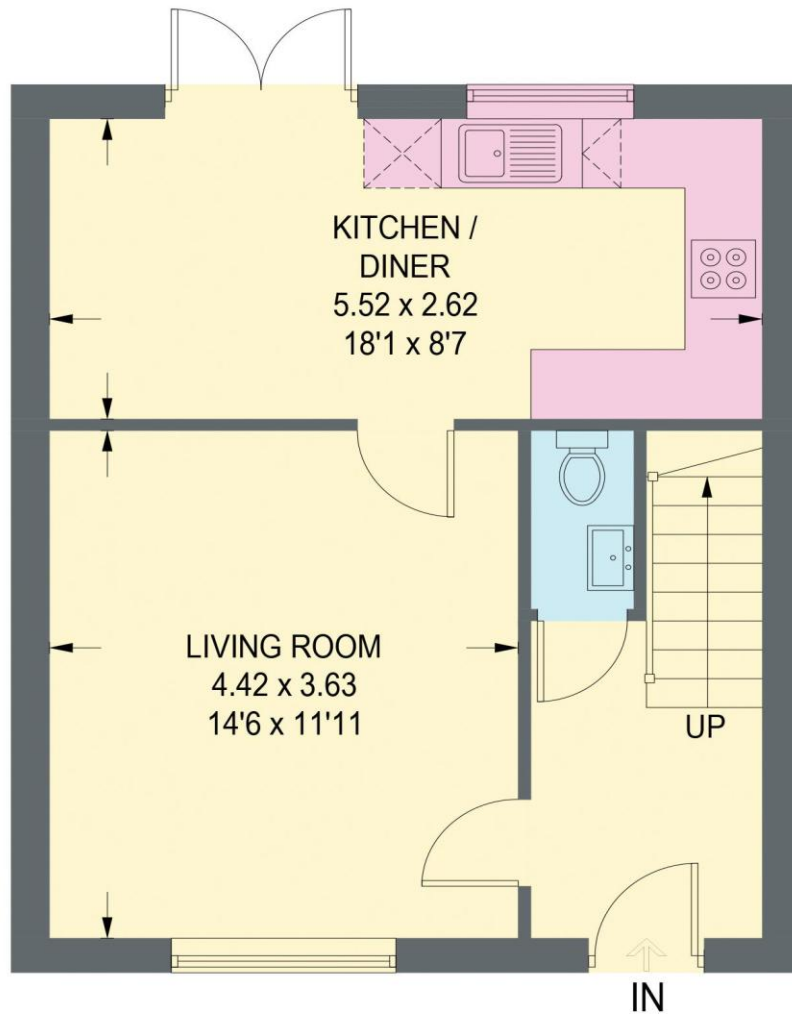
- Two Large Double Bedrooms
- Brookfield Community School Catchment
- Close To Amenities & Chesterfield Town Centre
- Ground Floor WC
- EPC Rating: B / Council Tax Band C



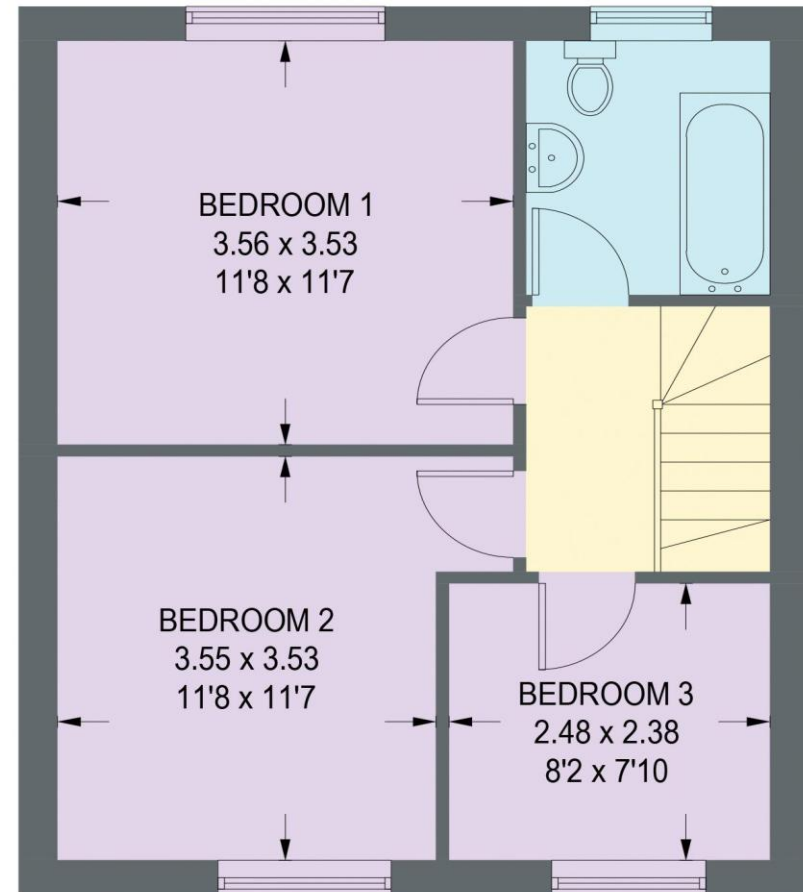


31A NETHERFIELD ROAD

APPROXIMATE GROSS INTERNAL AREA = 79.1 SQ M / 850.9 SQ FT



GROUND FLOOR = 39.4 SQ M / 424.2 SQ FT



FIRST FLOOR = 39.6 SQ M / 426.7 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1234639)



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