







79 Broomfield Avenue

Hasland • Chesterfield • S41 0NE

£325,000

Positioned on a highly regarded residential estate in Hasland, this beautifully presented three-bedroom detached home offers 1,314 sq. ft. of versatile living space, making it an ideal choice for families, professionals, or anyone seeking comfort and convenience in a well-connected location. The ground floor welcomes you with a spacious entrance hall and a stylish cloakroom/WC. To the front, a bay-windowed living room with engineered oak flooring provides a cosy yet elegant space for relaxing or entertaining. Glazed double doors lead into the rear-facing dining room, complete with a feature fireplace, built-in alcove storage, and matching oak flooring. From here, double doors open into a brick/uPVC conservatory with French doors leading to the garden. The dual-aspect kitchen is both practical and contemporary, featuring two-tone high-gloss units, granite-style worktops, and a full range of integrated appliances including an electric oven and induction hob. There's space and plumbing for a washing machine, dishwasher, tumble dryer, and fridge/freezer, along with a pull-out spray mixer tap and downlighting. A side door offers direct access to the garden. Upstairs, the property offers two generous double bedrooms—one bay-fronted and one overlooking the rear garden—alongside a third single bedroom with built-in wardrobe. The family bathroom is fully tiled and fitted with a modern three-piece suite including a panelled bath with mixer shower, pedestal basin, and low flush WC. Externally, the home sits on a substantial plot with a block-paved driveway providing off-road parking for multiple vehicles. Double gates to the side open onto a continuation of the driveway, leading to a larger-than-average detached garage. Fully insulated and equipped with an electric roller door, lighting, power, water, and Wi-Fi, this space offers excellent potential for hobby use, storage, or even a home office. The enclosed rear garden enjoys a sunny south-facing aspect and features a paved patio, planted borders, and a well-maintained lawn—ideal for outdoor entertaining or peaceful relaxation.





- Bay Windowed Three Bedroom Detached House
- Three Reception Rooms
- Modern Kitchen w/ Storage Cupboards
- Three Piece Bathroom
- Off Road Parking

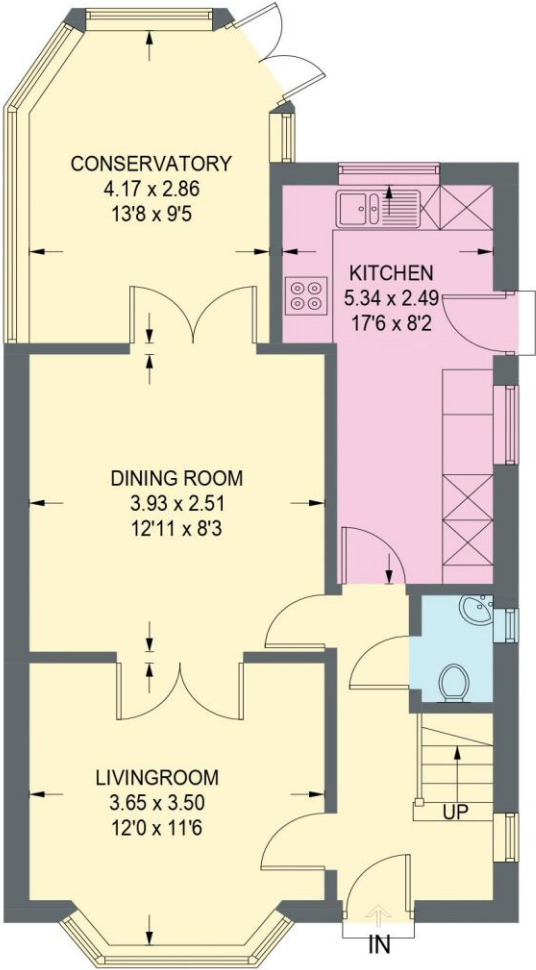
- Detached Garage With Further Potential
- Large Low Maintenance Garden
- Two Large Double Bedrooms
- Close To Shops, Amenities & Easy Access To Chesterfield Town Centre
- EPC Rating: D / Council Tax Band D



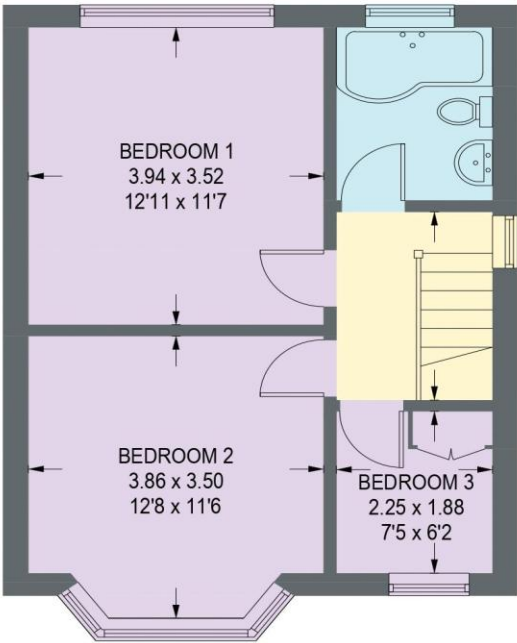


79 BROOMFIELD AVENUE

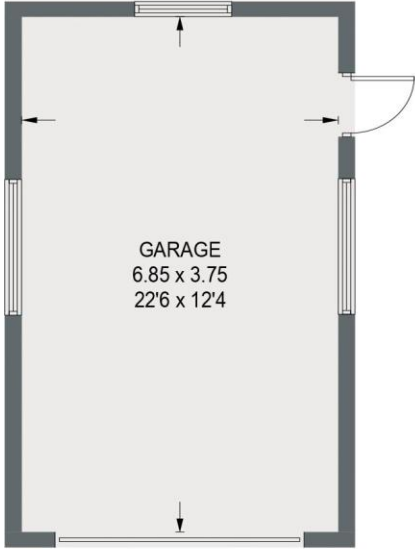
APPROXIMATE GROSS INTERNAL AREA = 122.1 SQ M / 1314.7 SQ FT



GROUND FLOOR
82.3 SQ M / 885.6 SQ FT
(INCLUDING GARAGE)



FIRST FLOOR
39.9 SQ M / 429.1 SQ FT



**(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)**

Illustration for identification purposes only, measurements are approximate, not to scale. (1236241)

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.

