







32 Orchard View Road

Chesterfield • Derbyshire • S40 4BU

£250,000 - £260,000

Guide Price £250,000 - £260,000

Situated on the popular Orchard View Road in Ashgate, this delightful two-bedroom semi-detached property offers the perfect blend of character and comfort. The home benefits from off-road parking and a beautifully enclosed private rear garden—providing both convenience and tranquillity. The property offers low maintenance living ideal for couples, professionals, and downsizers. Upon entering, you will find a welcoming bay-windowed living room, complete with a feature fireplace and a handy under-stairs storage cupboard. The space flows seamlessly into a stylish open-plan kitchen diner, featuring built-in storage, integrated appliances, and a charming log-burning stove. A rear extension adds a versatile garden room, where bi-fold doors open directly onto the patio—perfect for indoor-outdoor living and entertaining. Upstairs, the principal bedroom enjoys a front-facing bay window and built-in storage. The second bedroom overlooks the garden and includes built-in wardrobes for added practicality. A well-appointed three-piece bathroom features a corner bath with shower over, offering a relaxing retreat. Outside, the property enjoys off-road parking at the front and gated side access to the rear garden. The garden itself is a private haven, with a paved patio ideal for summer gatherings and a lawned area for all to enjoy. Located within easy reach of Chesterfield Town Centre, the train station, and just a short drive to the Peak District and Sheffield City Centre, the property also enjoys close proximity to Chatsworth Road, offering a vibrant mix of shops, cafés, and bars.



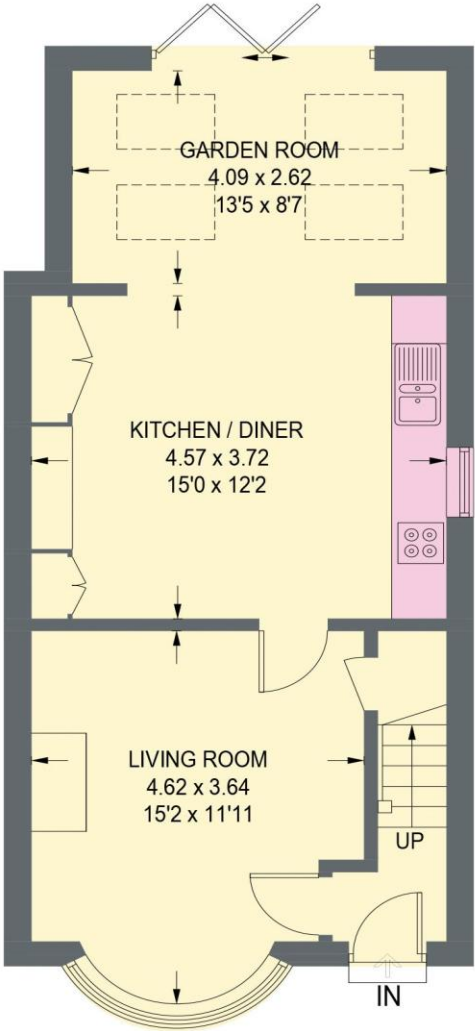


- Bay Windowed Semi-Detached
- Two Bedrooms
- Offered With No Onward Chain
- Open Plan Kitchen & Dining Area
- Log-burning stove & Feature Fireplace
- Extended Garden Room with Bi-Fold Doors
- Three Piece Bathroom
- Off Road Parking
- Private & Enclosed Rear Garden
- EPC Rating: TBC / Council Tax Band: B

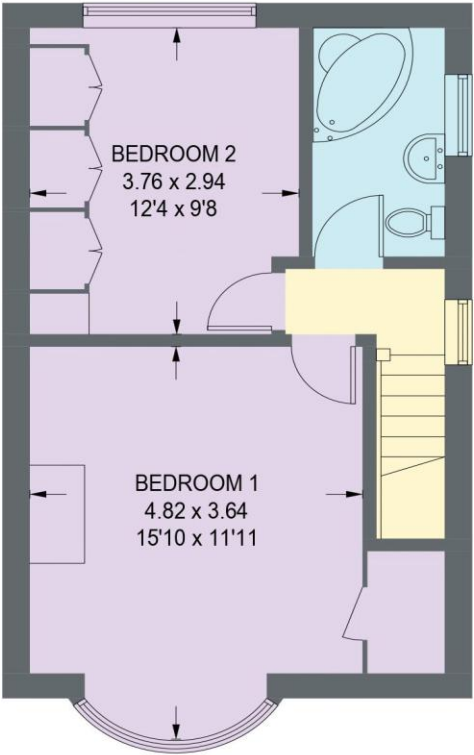


32 ORCHARD VIEW ROAD

APPROXIMATE GROSS INTERNAL AREA = 82 SQ M / 883.2 SQ FT



GROUND FLOOR
46.9 SQ M / 504.4 SQ FT



FIRST FLOOR
35.2 SQ M / 378.8 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1240478)

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.

