



7 The Poplars Main Road, Cutthorpe, Chesterfield, S42 7AH

Saxton Mee

7 The Poplars Main Road

Cutthorpe

Price Guide

£325,000

Guide price £325,000 - £340,000

Deceptively well proportioned; this two double bedroomed semi detached house dates from around the mid 1850's and extends over three floors excluding the cellar. Enviably located within the heart of this increasingly popular village being well placed for ease of access to the glorious Peak District National Park, Chesterfield, Sheffield and Dronfield.

The property was extensively refurbished around 2005 when it was fully re-plastered and rewired. offering gas fired central heating and double glazing the accommodation briefly comprises of a side hall, living room with ornamental fireplace, well proportioned split level dining kitchen with the kitchen area being an extension to the original dwelling, cellar, landing, double bedroom one with built in cupboard over the stair head, fitted wardrobes and delightful aspect with far reaching views to the front. Inner landing, excellent shower room and stairs to the second floor double bedroom within which is housed the Ideal gas fired combination boiler which was installed around 2018.

Outside: Driveway leads in providing ample off road parking and detached garage with up and over door. The rear garden being an appealing feature extending quite a way in depth having sitting out areas, abundance of plants and shrubs and excellent Lugarde summerhouse which alternatively could be ideal for anyone working from home. There is also an adjacent workshop / store.



- Deceptively well proportioned
- Extended to the rear with a large split level dining kitchen
- Two double bedrooms
- Re-plastered and re-wired around 2005
- Beautiful private rear garden
- Lugarde summerhouse/home office, workshop and detached garage
- Ideal gas fired combination boiler and double glazed windows
- Planning consent for a three storey side extension
- Sought after village location on the doorstep of the Peak District National Park
- EPC: D Tenure: Freehold. Council tax Band:







While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

Banner Cross
T: 0114 268 3241
E: bannercross@saxtonmee.co.uk
www.saxtonmee.co.uk

Dronfield
T: 01246 290992
E: dronfield@saxtonmee.co.uk

Hathersage
T: 01433 650009
E: hathersage@saxtonmee.co.uk

Bakewell
T: 01629 815307
E: bakewell@saxtonmee.co.uk

Matlock
T: 01629 828250
E: matlock@saxtonmee.co.uk

