



29 Balmoral Crescent, Dronfield Woodhouse, Dronfield, S18 8ZY

Saxton Mee



# 29 Balmoral Crescent

## Dronfield Woodhouse

Chain Free

### £315,000

Most conveniently located this excellent two double bedroomed detached bungalow stands only a few hundred yards from a comprehensive range of local amenities including shops, Co-op, doctors, pharmacist, primary schooling, regular bus service and Sindelfingen park.

Offered for sale with vacant possession and no upward chain, the property is perfect for a couple or the retired and benefits from being set well back from the road with a gated drive, single garage and enclosed garden.

Offering gas central heating and uPVC double glazing the bungalow briefly comprises: side hall, excellent breakfast kitchen, living/dining room, inner hall, two double bedrooms and shower room.

Patterned concrete driveway provides ample off road parking and is gated by the side of the bungalow where it extends down to a single detached brick garage.

There is an enclosed rear garden with patio, lawn, aluminium framed greenhouse and timber shed.

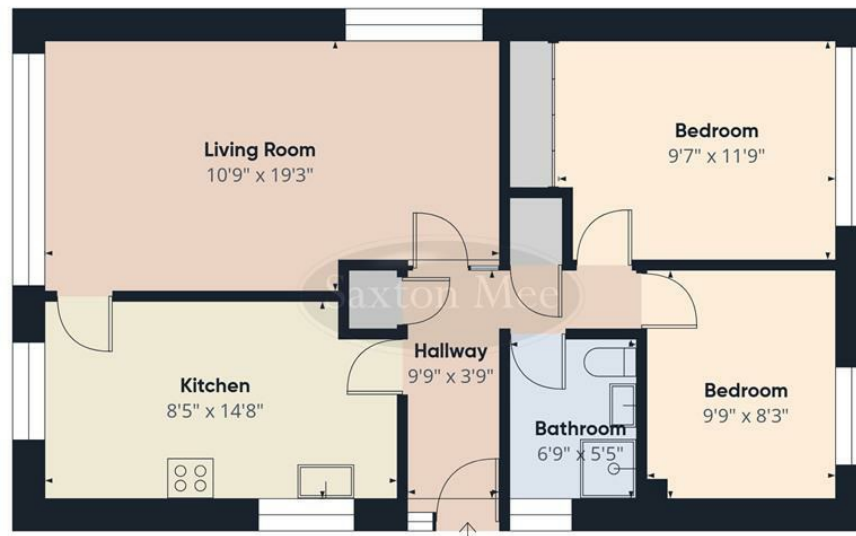


- Exceptionally well located
- Close to a comprehensive range of amenities
- Nearby schools, shops, doctors/pharmacist and park
- Vacant possession with no upward chain
- Gated drive with ample parking and single garage
- Two double bedrooms and shower room
- Enclosed level rear garden
- EPC: D
- Council Tax Band
- Tenure: Freehold

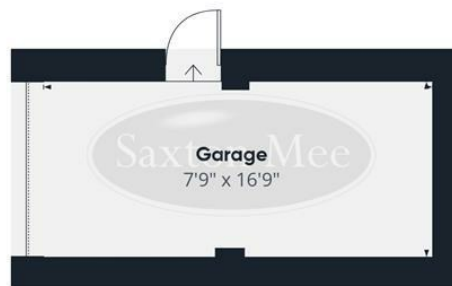








Floor 0 Building 1



Floor 0 Building 2

Approximate total area<sup>(1)</sup>  
766 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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