



High Street  
Stonebroom Alferton



# High Street Stonebroom Alfreton DE55 6JY

for sale offers over  
**£180,000**



## Property Description

Hall and Benson are delighted to offer for sale this recently renovated two bedroom semi-detached home located in the popular village of Stonebroom. Being featured on homes under the hammer the property has been taken back to brick and has had extensive renovation work completed. The accommodation briefly comprises; Hall, lounge with bay window to the front elevation, beautifully presented modern breakfast kitchen with under stairs storage cupboard, garden room, utility room and downstairs W/C. To the first floor are two double bedrooms and a stylish family bathroom. To the front of the home is a walled forecourt garden and the rear of the home enjoys a fully enclosed rear garden with gate leading to off-road parking for a number of vehicles. Viewing highly recommended. No upward chain.

### Hall

With stairs rising to the first floor, LVT flooring and doors leading to;

### Lounge

With a UPVC bay window to the front elevation, gas central heating radiator, carpet flooring and ceiling light.

### Kitchen

Being fully refitted with a stylish matching range of wall and base units incorporating

shaker style units with a complementary roll top work surface and matching splashbacks. Having a stainless steel sink unit with mixer tap over, electric double oven and kitchen island with induction hob with modern extractor fan over.. Stylish herringbone effect LVT flooring, under stairs storage cupboard and designer radiator. Door leading to;

### Garden Room

Having a gas central heating radiator and UPVC double glazed window and door to the rear garden, herringbone effect LVT flooring and two copper effect wall lights.

### Utility Room

Having herringbone effect LVT flooring, a butler cupboard, worktop with space under for white goods and door leading to;

### Downstairs Wc

With a UPVC double glazed window to the rear elevation, low level W/C, wash hand basin with vanity cupboard under and laminate flooring.

### First Floor

### Landing

With doors leading to;

### Bedroom One

A large than average double bedroom with a UPVC double glazed window to the front elevation, gas central heating radiator, carpet flooring and ceiling light.

## Bedroom Two

With a UPVC double glazed window to the rear elevation, storage cupboard, gas central heating radiator, carpet flooring and ceiling light.

## Bathroom

Fitted with a modern stylish three piece suite comprising of; low level W/C, wash hand basin with vanity cupboard under, panel bath with mains shower over, vinyl flooring. Heated towel rail and double glazed window to the rear.

## Outside

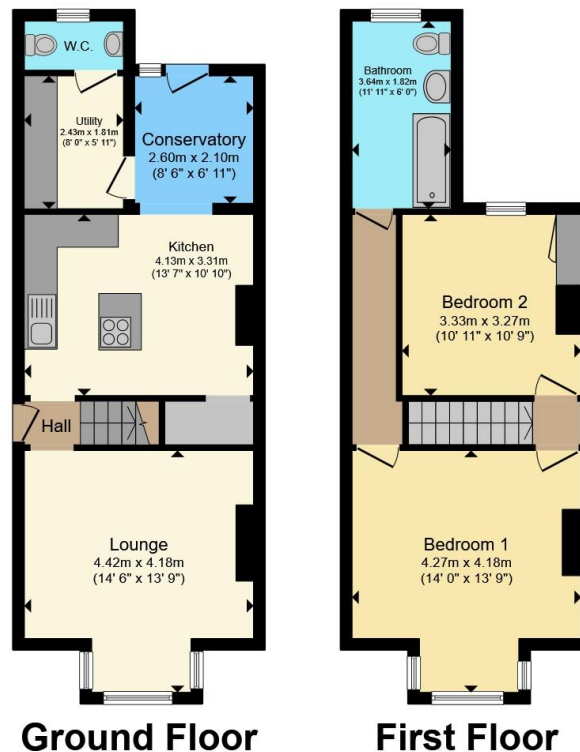
To the front of the home is a walled forecourt garden and the rear of the home enjoys a fully enclosed rear garden with gate leading to off-road parking for a number of vehicles.











Total floor area 87.1 m<sup>2</sup> (937 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



To view this property please contact Hall & Benson on

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22A High Street  
 ALFRETON DE55 7BN

EPC Rating: E Council Tax  
 Band: A

**view this property online [hallandbenson.co.uk/Property/ALF104044](http://hallandbenson.co.uk/Property/ALF104044)**

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Hall & Benson is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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