



**22 Cumberland Drive**  
Dunston, Chesterfield, S41 8EU

£395,000





## 22 Cumberland Drive

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Situated in the ever-popular Skylarks development, within this semi rural part of Chesterfield, close to surrounding walks and within a short drive to commuter links providing easy access to both Sheffield and Chesterfield town centre, is this spacious, practically styled and tastefully modernised 4 bedroom, 2 bathroom detached family home.

Offering 1291 sqft of accommodation over 2 storeys, the property features an open plan dining kitchen with a range of integrated appliances, a large bay looking over the rear garden filling the home with natural light and a separate utility room, ample family space and work-from-home space with a designated ground floor office or play room, 4 generously sized bedrooms with ample fitted storage, 2 bathrooms including the master en-suite and plenty of off road parking with a driveway for multiple vehicles and a single garage.

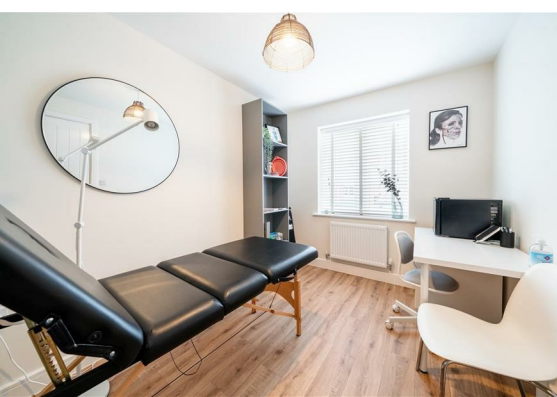
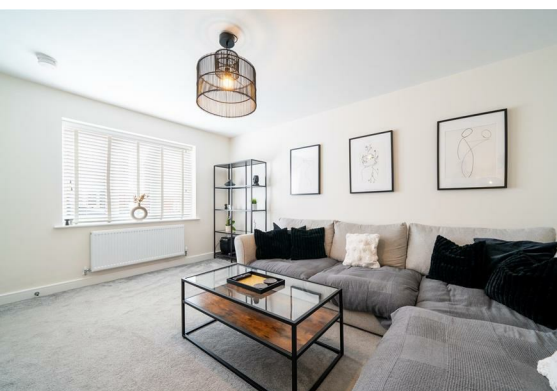
The ground floor comprises; entrance hallway, ground floor WC, family lounge, designated ground floor office / play room, open plan dining kitchen with a range of integrated appliances and a separate utility room with access into the garden.

The first floor comprises; family bathroom with separate bath and shower, 4 generously sized bedrooms with ample fitted storage and the master bedroom with en-suite shower room.

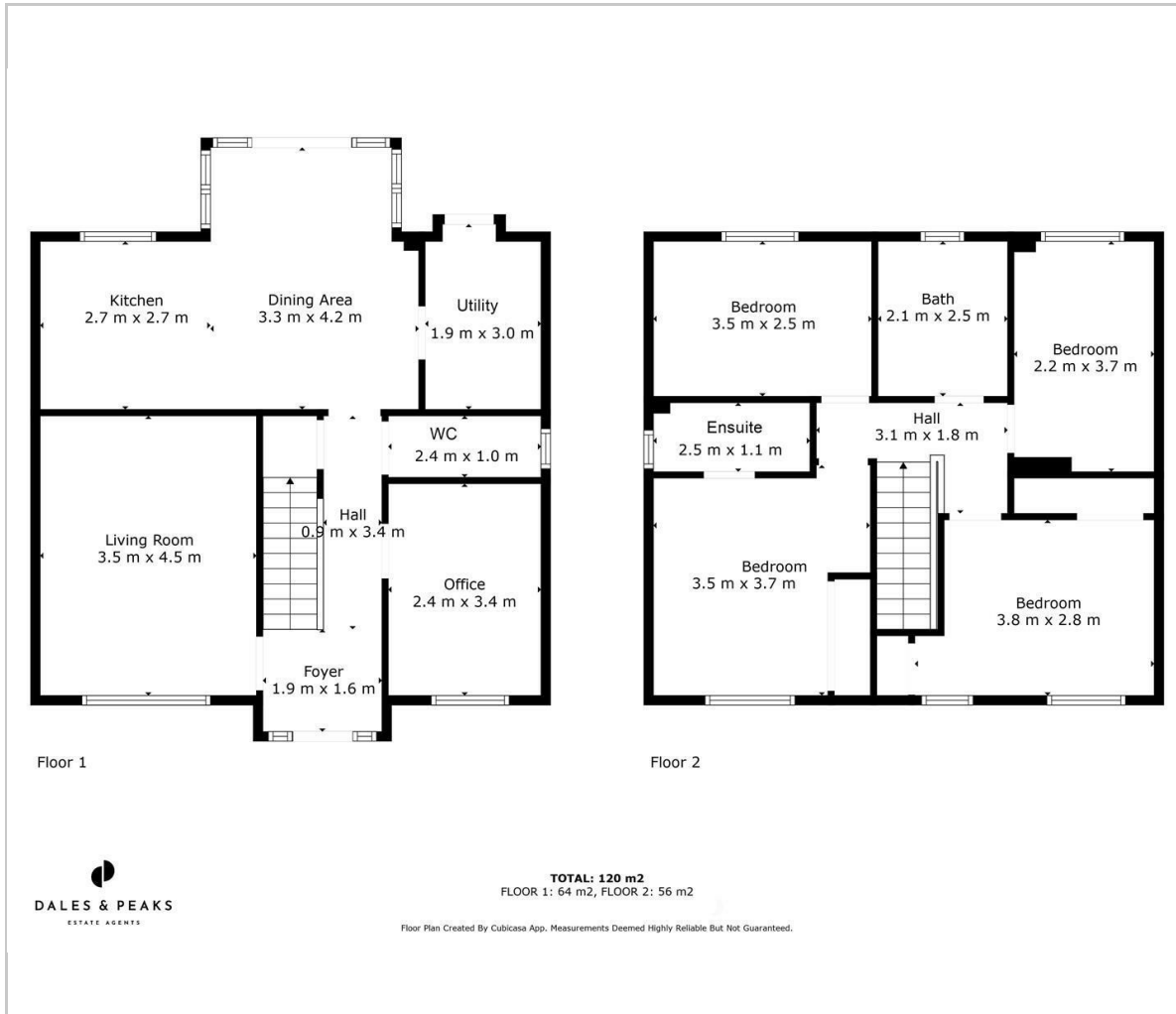
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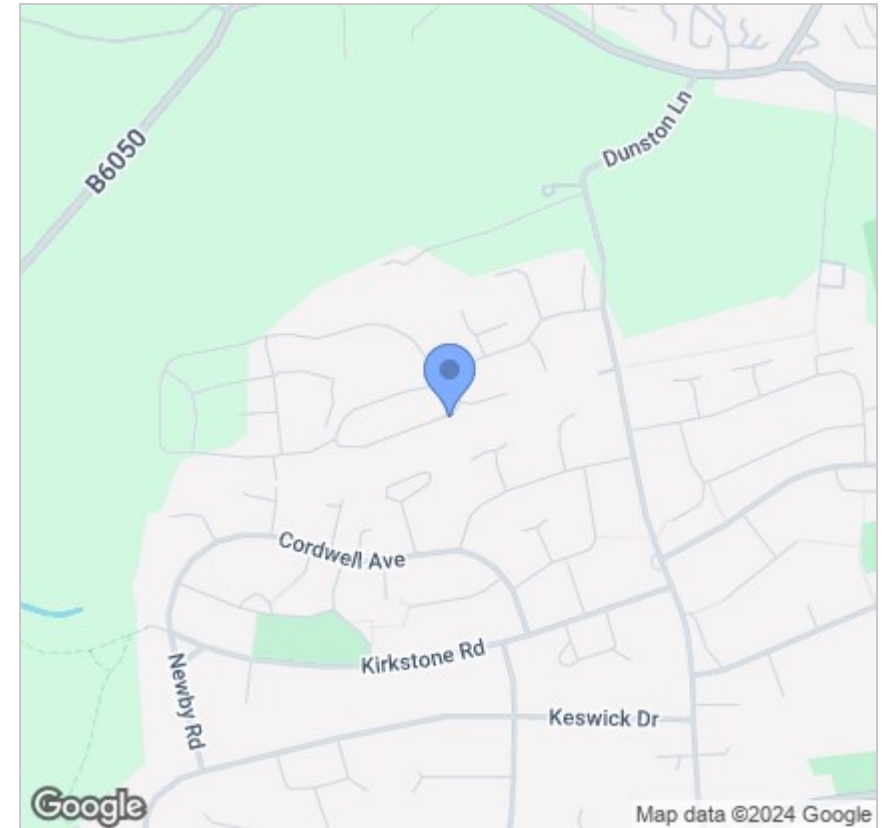




## Floor Plan



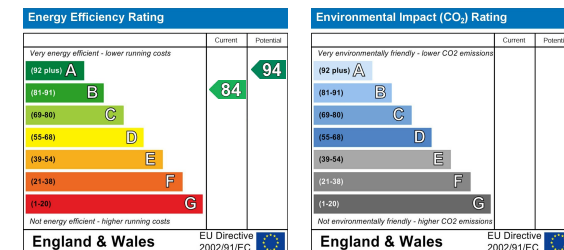
## Area Map



## Viewing

Please contact our Chesterfield Office on 01246 567540 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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