

# PINEWOOD



Romeley Crescent, Clowne, Chesterfield, Derbyshire S43 4LB

4 2 2 EPC D

Offers In The Region Of £320,000





**DETACHED PRIVACY...** This spacious **FOUR** bedroom detached on a corner plot has been extended to the rear and improvements have enhanced this fine home.

As you arrive, you will notice the off-road parking for 2 vehicles and a lovely lawn to the front aspect with a gate leading to the gardens.

The entrance hall is spacious with storage and access to the large garage. The lounge has space for a dining area and leads to the extended kitchen and dining area that is currently set up with a sitting room. There is access here to the utility and ground floor shower room.

The first floor has four bedrooms and a modern family bathroom.

Located in a popular and sought after residential area, close to local amenities and a short distance to the town.

**\*\*Please take a look of the video highlights\*\***

**\*\*Could this be your next move? Arrange your visit today\*\***

- **Four Bedroom Detached on a Corner Plot**
- **Spacious Lounge / Diner**
- **Dining or Sitting Area**
- **Shower Room**
- **Freehold**
- **Extended to the Rear**
- **Modern Fitted Kitchen**
- **Utility**
- **Wood Flooring**
- **Council Tax Band: C**

### **Entrance Hall**

A spacious entrance with wood flooring, integrated storage, a central heating radiator and storage. Having a composite style door to the front and access to the garage, double doors leading through into the lounge area.

### **Lounge / Diner**

A spacious lounge / diner to the front aspect with wood flooring, a large window bringing in lots of natural light, central heating radiators and carpeted stairs to the first floor. There is room for a large settee and to the back of the room space for a table.

### **Kitchen / Diner**

A stunning extended kitchen with lovely fresh white decor, the kitchen has a good selection of cabinets with a cream door and drawer fronts and square edge worktop forming part of a breakfast bar, with the benefit of a pop up charging point. with integrated cooking appliances that include an induction hob and oven. White goods include a dishwasher and washing machine, composite style sink with bowl and drainer and a lovely window that looks out the the garden and with access to the utility and ground floor shower room. Part of the extension forms a lovely sitting area that could be used as a dining area, finished with lovely windows and double doors leading out the the garden.

### **Utility**

With the same furniture as in the kitchen along with the fully tiled floor.

### **Shower Room**

The shower is finished in acrylic with integrated mixer shower, vanity style sink with a ceramic bowl and low flush WC.

### **Bedroom One**

To the front aspect with uPVC window, central heating radiator and fitted carpet.

### **Bedroom Two**

To the rear aspect with uPVC window, central heating radiator and fitted carpet.

### **Bedroom Three**

A spacious bedroom to the front aspect with 2 x uPVC windows, a central heating radiator, fitted carpet and fitted wardrobes.

### **Bedroom Four**

To the rear aspect with a central heating radiator, fitted carpet, down lighters and a uPVC window looking out the the rear garden.

### **Bathroom**

With acrylic panels, downlighters, a bath with shower and screen, vanity style sink and close coupled WC.

### **Garage**

Having light and power fitted with an up and over door to the front.

### **Outside**

To the front of the property is a driveway providing off street parking, access to the garage, with a lovely lawn to the front aspect and a gate that leads through to the enclosed garden, with lovely patio stone path, lawn areas and a further patio seating area.

### **DISCLAIMER**

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the

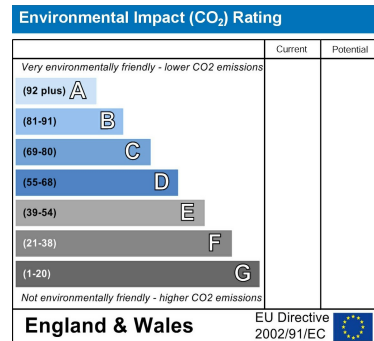
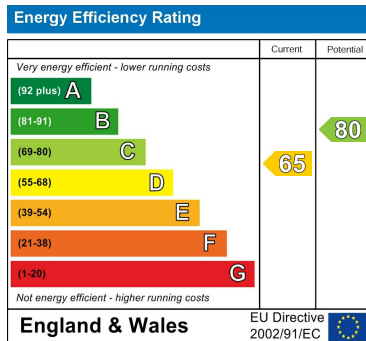








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