

PINEWOOD



Privet Close, Bolsover, Chesterfield, S44 6FW

 3  1  1  B

£200,000



DO NOT MISS OUT...on this great THREE bedroom SEMI DETACHED property with landscaped gardens and off street parking.

Through the front door you will find an entrance hallway with a practical downstairs WC and stairs to the first floor. Off the hallway is access to the modern kitchen diner providing white wall and base units with contrasting worktop. There is an integrated oven, hob and extractor fan along with space for a free standing fridge freezer, washing machine and dishwasher. The kitchen offers space for a good sized dining table. To the rear is a light and spacious lounge with patio doors out to the fully enclosed rear garden.

The first floor offers three bedrooms and a family bathroom. The master bedroom is a good sized double with front aspect uPVC double glazed windows and a recess suitable for wardrobes.

To the rear are two further bedrooms with uPVC double glazed windows over looking the garden.

The family bathroom provides a shower over bath, sink with vanity unit and a low flush WC.

To the side of the property is a driveway with off street parking for 2 cars. To the rear is a beautiful landscaped enclosed rear garden with paved patio and steps up to raised borders and lawn.

The property also benefits from 12 solar panels that are being included in the sale.

TO ARRANGE A VIEWING, PLEASE PINEWOOD PROPERTIES ON 01246 810519

- WELL PRESENTED SEMI-DETACHED PROPERTY
- MODERN FITTED KITCHEN / DINER
- GAS CENTRAL HEATING
- CUL DE SAC LOCATION
- COUNCIL TAX BAND: B
- THREE BEDROOMS
- uPVC DOUBLE GLAZING
- ENCLOSED LANDSCAPED REAR GARDEN
- OFF STREET PARKING
- FREEHOLD

Entrance Hallway

with uPVC front door, leading to first floor

Downstairs WC

3'2" x 4'6" (0.98 x 1.39)

with low flush WC and sink. Heated towel rail and uPVC double glazed window with obscured glass

Kitchen Diner

11'5" x 13'5" (3.48 x 4.09)

with front facing uPVC double glazed window. Matching wall and base units with contrasting worktop. Integrated oven, hob and extractor fan. Space for free standing washing machine, fridge freezer and dishwasher.

Lounge

14'9" x 11'8" (4.50 x 3.57)

with neutral decor and carpet. uPVC patio doors with access to rear garden. Under stairs store

Landing

neutral decor and carpet with access to three bedrooms and family bathroom

Bedroom One

14'9" x 9'7" (4.50 x 2.94)

with neutral decor and carpet. There are two front facing uPVC double glazed windows and central heating radiator. There is a cupboard for additional storage

Bedroom Two

8'5" x 9'9" (2.57 x 2.99)

with neutral decor and carpet and rear facing uPVC double glazed window

Bedroom Three

6'0" x 6'8" (1.84 x 2.04)

with neutral decor and carpet and rear facing uPVC double glazed window

Bathroom

5'4" x 8'5" (1.64 x 2.57)

with three piece suite offering a shower over bath, low flush WC and sink. There is a heated towel rail and uPVC double glazed window with obscured glass

Garden

lovely landscaped rear garden, fully enclosed with fencing. There is a paved patio, raised beds and lawn

General Information

Tenure: FREEHOLD

Energy Performance Rating: B

Council Tax Band A

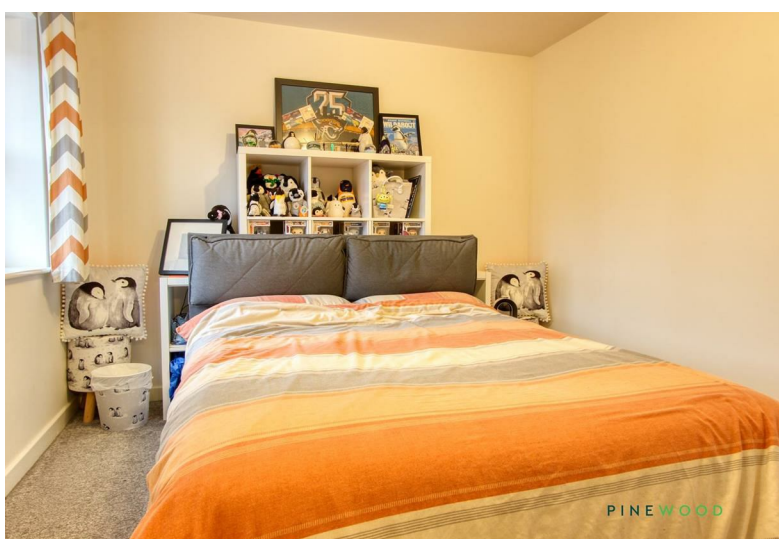
Gas Central Heating

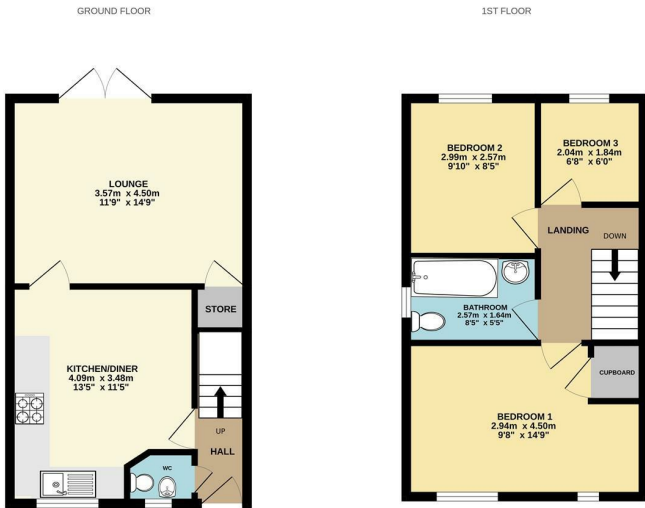
uPVC Double Glazing

Solar Panels that are being included in the sale

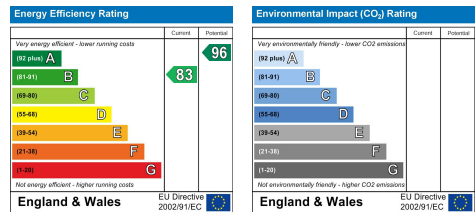
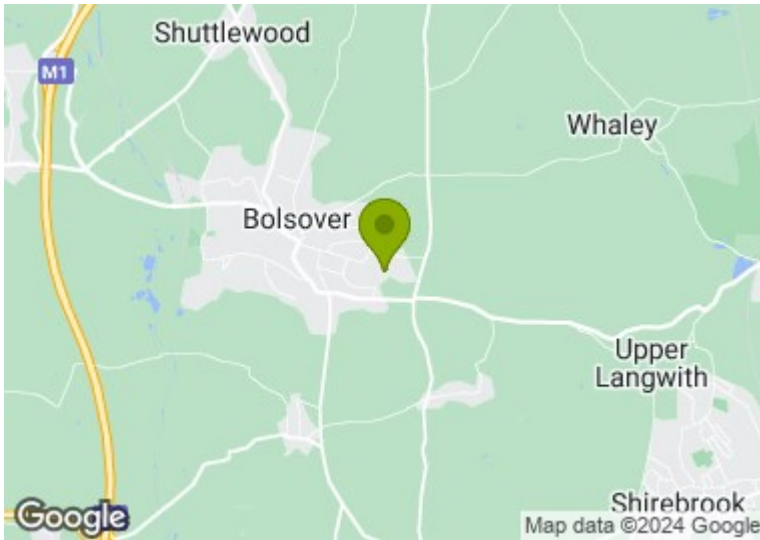
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FIXTURES AND FITTINGS may be mentioned in the advertisement but all these may not be included in the sale and are to be agreed with the seller.

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