



Mitchell Street, Clowne, Chesterfield, Derbyshire S43 4SH

2 1 2 EPC D

Offers In The Region Of
£140,000

PINEWOOD



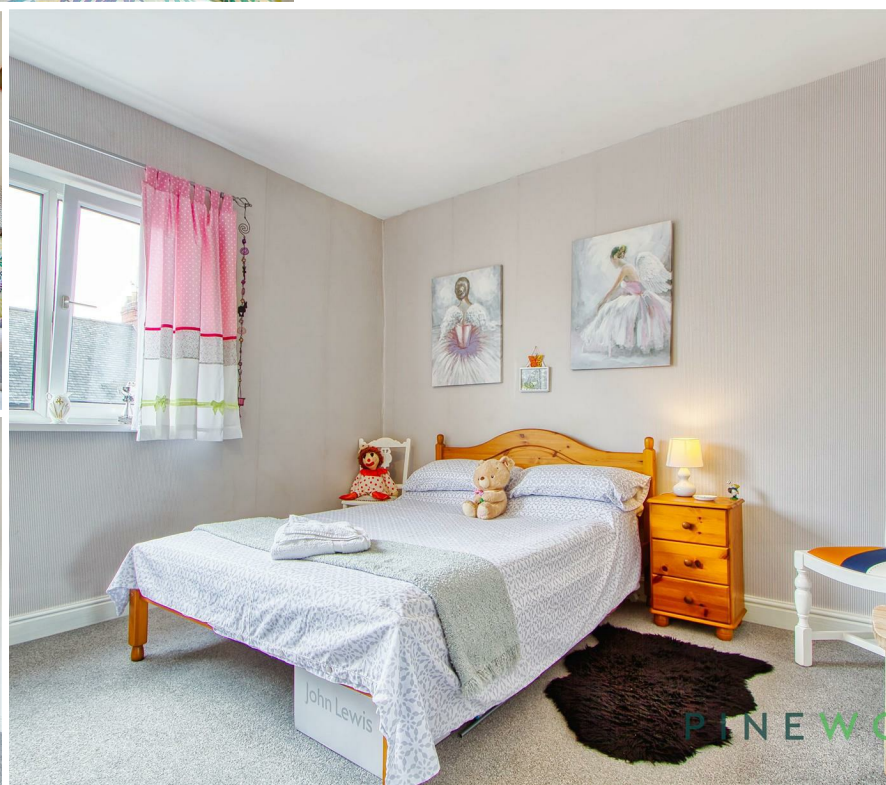
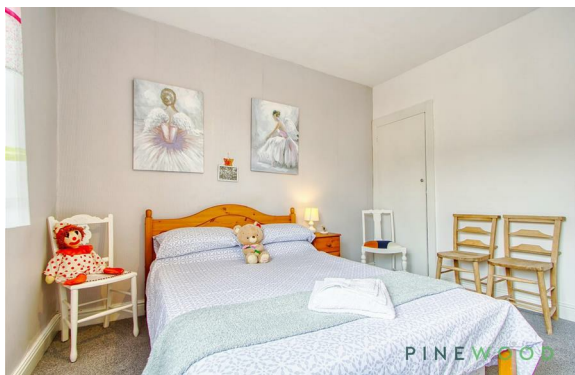
Mitchell Street Clowne Chesterfield S43 4SH

Offers In The Region Of £140,000

2 bedrooms
1 bathrooms
2 receptions

- Freehold - Council Tax Band: A
 - 2 cosy reception rooms
 - 2 spacious bedrooms
 - 1 modern bathroom
 - Terraced house charm
- Beautiful garden space with hand built BBQ
 - Built in 1909
- Near Clowne amenities
- Close to transport links
- Viewing recommended





****IDEAL FOR INVESTORS OR FAMILIES WANTING A HOME BRIMMING WITH POTENTIAL AND CHARM****

This delightful terraced house on Mitchell Street offers a perfect blend of character and modern living. Built in 1909, the property boasts a rich history while providing a comfortable and inviting atmosphere for its residents.

Spanning an impressive 840 square feet, this home features two well-proportioned reception rooms, ideal for both relaxation and entertaining. The layout allows for a seamless flow between spaces, making it perfect for family gatherings or quiet evenings in. The two bedrooms provide ample space for rest and rejuvenation, catering to a variety of living arrangements, whether for a small family, a couple, or even as a rental investment.

The property includes a well-appointed bathroom, ensuring convenience for daily routines. Additionally, the house benefits from parking for one vehicle, a valuable asset in this desirable area.

Situated in Derbyshire, Clowne offers a friendly community atmosphere with local amenities, schools, and parks within easy reach. The surrounding countryside provides stunning views and opportunities for outdoor activities, making it an ideal location for those who appreciate nature.

This terraced house on Mitchell Street presents an excellent opportunity for anyone seeking a charming home in a vibrant community. With its blend of historical charm and modern convenience, it is sure to attract interest from a variety of buyers. Do not miss the chance to make this lovely property your own.

****VIDEO TOUR AVAILABLE - TAKE A LOOK AROUND****

****Call Pinewood Properties for more information and to book a viewing****

LOUNGE

11'2" x 12'0" (3.42 x 3.67)

The lovely lounge area is the first room you walk into as you enter the property, featuring a plush fitted carpet, a feature fireplace and a uPVC window with a central heating radiator beneath it.

DINING ROOM

12'11" x 12'0" (3.96 x 3.67)

As you exit the lounge you enter the dining room, with a feature cast iron fire place, a fitted carpet, a uPVC window and a central heating radiator, the understairs storage cupboard is also accessible through here.

KITCHEN

13'5" x 6'10" (4.09 x 2.09)

Open plan into the dining room, the galley kitchen features lovely laminate worktops, with wood styled unit fronts. A sink with a drainer sits beneath a uPVC window that overlooks the rear of the property. Rear garden access through the door in here.

BEDROOM 1

11'2" x 12'0" (3.42 x 3.67)

Bedroom 1 features a plush fitted carpet, a uPVC window with a central heating radiator beneath it and a storage cupboard above the stairs.

BEDROOM 2

12'11" x 12'0" (3.96 x 3.67)

Bedroom 2 also features a lovely fitted carpet, a uPVC window with a central heating radiator and a wardrobe that sits above the stairs, also connected to the bathroom.

BATHROOM

13'5" x 6'10" (4.09 x 2.09)

The bathroom features a large storage cupboard, a low flush wc, a vanity sink unit and a bath with a shower above, finished off by the tiled splash back and uPVC window with opaque glass for privacy.

GROUND FLOOR
38.2 sq.m. (411 sq.ft.) approx.

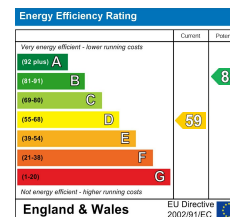
1ST FLOOR
38.2 sq.m. (412 sq.ft.) approx.



TOTAL FLOOR AREA: 76.4 sq.m. (823 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee, as to their operability or efficiency can be given.

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EXTERIOR

This property features a lovely rear garden with paving and grass areas that lead out to the drive at the rear of the property. A hand built BBQ and a water feature are just some of the wonderful additions to this garden, spacious and ready to use, this is a highlight of this property.

Also outside the rear is the outhouse / shed, attached to the house, there is an attached storage room, perfect for any extra bits you might have.

Around the front you have a small gravel front garden that leads out onto the pavement.

GENERAL INFORMATION

EPC: D

TOTAL FLOOR AREA:

COUNCIL TAX BAND: A

A RESERVATION AGREEMENT MAYBE AVAILABLE

The Reservation Agreement is our unique Reservation process which provides a commitment to the terms agreed by the Buyers and the Sellers, that Gazeal guarantees, so both parties can proceed in the safest way possible. This ensures a fair and efficient process for all involved, offering protection against anyone who may not be truly committed.

We now offer a higher level of certainty to you if selling or buying through Pinewood, by offering a Reservation Agreement before we remove a property from the market. Once your sale or purchase is agreed you will be offered to reserve which will protect you from Gazumping/Gazundering, etc.

The Vendor/Buyer pays a small reservation fee to guarantee a meaningful financial commitment between each party to move forward with confidence that the property is reserved within an agreed timescale.

Our system stops either party just walking away or attempting to renegotiate the price after an offer is accepted. If either party withdraw and break the agreement then the innocent party is entitled to a compensation payment which Gazeal guarantee. This gives both parties security and peace of mind that the sale is secure and means that you reduce the risk of fall throughs.

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 property and, accordingly. If there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.

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PINEWOOD