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estate agents

Tree Neuk 7, Harewood Crescent

Old Tupton, Chesterfield, S42 6HX

Guide price £325,000

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Early viewing is absolutely essential to fully appreciate this deceptively spacious TWO DOUBLE BEDROOM DETACHED BUNGALOW which is set on a truly fabulous garden plot with a delightful rear wooded aspect. Situated in this extremely popular and hugely sought after semi-rural residential location to the Southeast of Chesterfield town centre. Within easy access of nearby schools, shops & commuter transport links via the A61/A38/M1 motorway to Chesterfield, Clay Cross, Alfreton & Derby.

Generously proportioned accommodation being neutrally decorated living space which benefits from uPVC double glazing/fascia's/soffits, heating with storage radiators.

There is a staircase which climbs to a generous converted loft space which is currently boarded and has lighting and power. Has good potential for a full loft conversion (subject to consents)

Internally the accommodation comprises of spacious entrance hall, good sized through reception/dining room with patio doors onto the rear patio and gardens, fitted kitchen, fully tiled 2 piece shower room and separate WC. Main double bedroom with fitted wardrobes, second double bedroom with built in wardrobes.

Front low brick boundary wall with superb block paved driveway which provides ample car parking spaces and leads to the integral garage. Side wall and fenced boundaries with fabulous well established and mature front gardens. Well tended area of lawn and deep borders which are stocked with an abundance of plants, shrubs and trees.

Impressive private rear garden plot with substantial brick wall/fenced boundaries surrounding lovely mature and well cared for gardens. Manicured lawns with central cobble pathway, set borders with attractive shrubbery and plants- Perfect for family/social outside entertainment! Side vegetable garden plot. with Greenhouse. Corner Summer House. Two very useful outside brick stores.





Additional information

Heating-Storage Radiators
uPVC Double Glazed Windows/facias
Security Alarm System
Gross Internal Floor Area - 120.9 Sq.m/ 1301.1 Sq.Ft.
Council Tax Band - D
Secondary School Catchment Area - Tupton Hall School

Spacious Entrance Hall

14'9" x 6'1" (4.50m x 1.85m)

uPVC entrance door leads into this spacious entrance hall. Substantial staircase to the first floor converted attic space which is boarded and has lighting and power.

Kitchen

11'1" x 11'0" (3.38m x 3.35m)

Comprising of a range of Medium Oak base and wall units with complimentary work surfaces and inset sink with tiled splash back.s Integrated double oven, electric hob and extractor fan above. Integrated fridge/freezer and dishwasher. Space for washing machine. Enjoys a lovely view over the rear landscaped gardens. uPVC door to the rear porch.

Reception Room

26'1" x 12'5" (7.95m x 3.78m)

Generously proportioned formal through reception/dining room with front bay window and rear aspect windows plus patio doors which lead onto the rear gardens. . Feature stone fireplace with slate hearth and electric fire.

Inner Hallway

12'7" x 8'2" (3.84m x 2.49m)

Useful store cupboard and access to bedrooms and shower room.

Front Double Bedroom One

12'7" x 11'4" (3.84m x 3.45m)

A good sized main double bedroom with front aspect window overlooking the landscaped front gardens. Range of partly mirrored wardrobes with sliding doors.

Rear Double Bedroom Two

10'4" x 9'9" (3.15m x 2.97m)

A second double bedroom with rear aspect window. Fitted wardrobes.

Fully Tiled Shower Room

5'10" x 5'3" (1.78m x 1.60m)

Comprising a two piece suite which includes a panelled shower area with electric shower and shower screen. Pedestal wash hand basin.

Separate WC

5'5" x 2'8" (1.65m x 0.81m)

Comprising of a low level WC



First Floor Loft Room 15'7" x 11'11" (4.75m x 3.63m)

A staircase climbs to a generous converted loft space which is currently boarded and has lighting and power. Has good potential for a full loft conversion (subject to consents) The cylinder water tank is located in the loft. There is a gable end window and surplus amounts of eaves storage space.

Outside Store One 6'6" x 6'3" (1.98m x 1.91m)

Outside Store Two 6'6" x 2'11" (1.98m x 0.89m)



Integral Garage 16'0" x 9'0" (4.88m x 2.74m)

Having lighting and power. There is a remote controlled door.

Outside
Front low brick boundary wall with superb block paved driveway which provides ample car parking spaces and leads to the integral garage. Side wall and fenced boundaries with fabulous well established and mature front gardens. Well tended area of lawn and deep borders which are stocked with an abundance of plants, shrubs and trees.

Impressive private rear garden plot with substantial brick wall/fenced boundaries surrounding lovely mature and well cared for gardens. Manicured lawns with central cobble pathway, set borders with attractive shrubbery and plants-Perfect for family/social outside entertainment! Side vegetable garden plot. with Greenhouse. Corner Summer House. Two very useful outside brick stores.



School catchment areas

Whilst the property is understood to be in the catchment area, this is NOT a guarantee of admission and the prospective purchaser must make direct enquiries to Derbyshire County Council to ascertain the availability of places and to ensure satisfaction of their entry criteria.



Validation of offer. In order to comply with our statutory obligations and the Ombudsman for Estate Agents Code of practice, we are required to validate the financial circumstances of any offers made in respect of this property.

Floor Plan

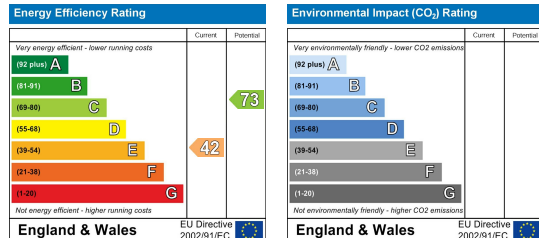


Total area: approx. 120.9 sq. metres (1301.1 sq. feet)

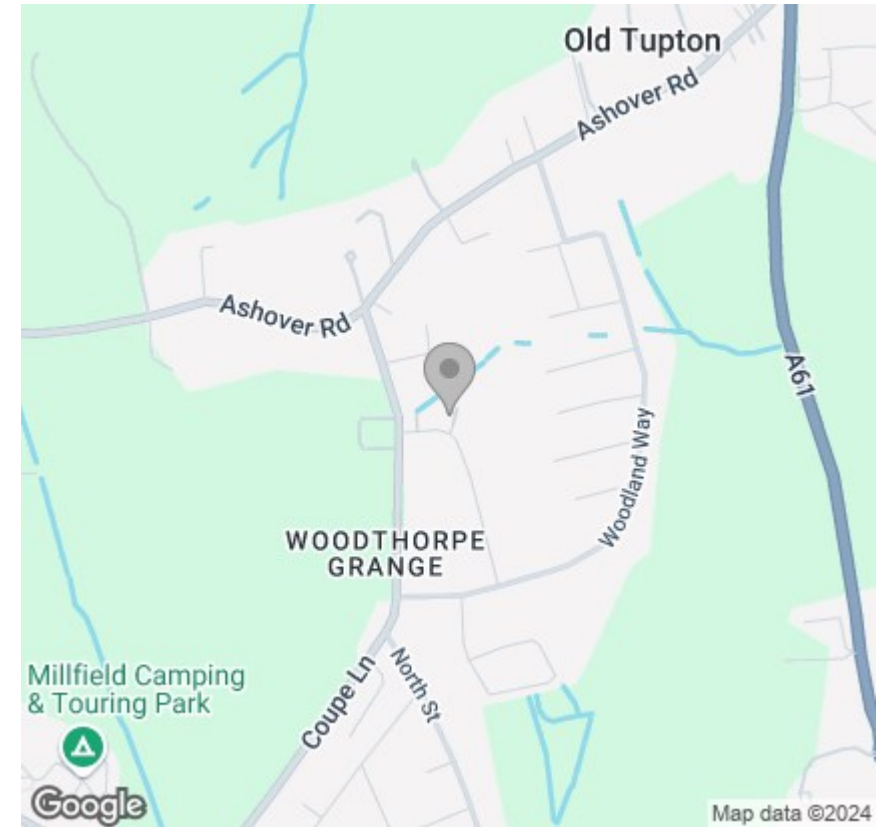
Viewing

Please contact our Chesterfield Office on 01246 233 333 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



Area Map



The Consumer Protection (Amendment) Regulations 2014 Only items referred to in these particulars are included in the sale.

We are informed by the vendor that, at the time of our inspection, the central heating system, referred to in these particulars were all in working order. however no tests or checks have been carried out by ourselves and no warranty can therefore be given.

We have also been advised by the vendor that any extensions, alterations or window replacements since 2002 have been undertaken with the necessary planning consent and building regulations approval. Prospective purchasers are advised to make their own inquiries and investigations before finalising their offer to purchase.

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