



12a Salvin Crescent, Clowne
£135,000



12a Salvin Crescent

Clowne, Chesterfield

3-bed semi-detached house in need of modernisation with no chain, ample living space, driveway, garage & peaceful cul-de-sac location. Gardens front & rear, perfect for relaxation. Easy access to amenities & road network for daily convenience. Book viewings online, mortgage advice available

Council Tax band: A

Tenure: Freehold

- NO CHAIN
- SEMI DETACHED HOUSE
- THREE BEDROOMS
- DRIVEWAY
- GARAGE
- GARDENS TO FRONT AND REAR
- CUL DE SAC LOCATION
- GREAT LOCAL AMENITIES
- GOOD ACCESS TO ROAD NETWORK



Lounge

10' 6" x 14' 11" (3.19m x 4.56m)

This is a generous lounge at the front of the house with a large window to the front.

Kitchen / Diner

13' 6" x 15' 0" (4.11m x 4.57m)

With its striking red walls you may want to tone down the colour but the space is great for housing a dining table and chair set. The units require some replacements or modifications.

Hall

The front door leads into the hall which stretches through to the back door, providing access to the lounge, kitchen, Wc, store and stairs to the first floor.

Landing

With a window to the front and a useful storage cupboard over the stairs access is provided to all bedrooms and the bathroom.

Bedroom One

11' 1" x 13' 2" (3.39m x 4.01m)

A generous bedroom to the rear of the property

Bedroom Two

11' 0" x 7' 9" (3.36m x 2.37m)

A double bedroom at the rear of the house

Bedroom Three

10' 5" x 7' 9" (3.18m x 2.37m)

A front facing bedroom.

Bathroom

Fitted with a white bath with shower over, white WC and wash hand basin on pedestal.





GARDEN

The rear garden has a patio seating area and a lawned area.

FRONT GARDEN

The front garden is mainly lawned and enclosed with a boundary wall.

DRIVEWAY

1 Parking Space

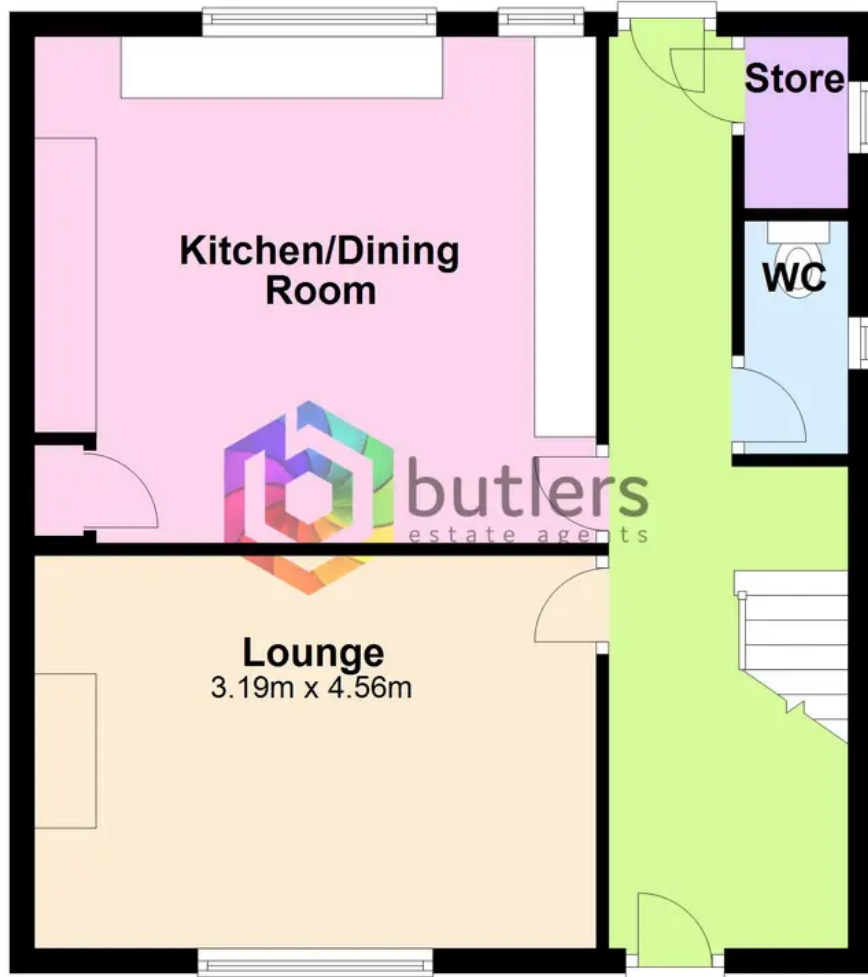
There is parking for at least one car on the driveway which leads to the garage.

GARAGE

Single Garage

The garage is a detached sectional garage with an up and over door.

Ground Floor



First Floor



Total area: approx. 92.4 sq. metres

Whilst every attempt has been made to ensure the accuracy of this floorplan, all measurements and items on the plan should not be relied upon and no responsibility will be taken for any errors or omissions. The floorplan is owned by Butlers Estate Agents Ltd and should not be copied or reproduced without relevant authority
Plan produced using PlanUp.



Butlers Estate Agents

Butlers Estate Agents Ltd, 60 High Street - S20 5AE

0114 247 4433 • info@butlers.co.uk • butlers.co.uk

