







4 Peak Grove

Clay Cross • Chesterfield • S45 9UR

Guide Price £315,000 to £320,000

This stunning three-bedroom detached home is situated in a well-established and popular area of Clay Cross, tucked away within a quiet cul-de-sac. The location offers a good range of local amenities, including supermarkets, shops, cafés, and leisure facilities, along with nearby green spaces. The property is well served by strong public transport links, excellent road connections with the M1 close by, and benefits from being within easy reach of the Five Pits Trail and the Peak District, which is just a short drive away. An ideal family home, presented ready to move into. Immaculately maintained throughout, the front door opens into a welcoming hallway. Immediately to the left is a useful ground-floor WC. Turning right leads into the living room, a well-proportioned and private family space. Continuing down the hallway brings you into the open-plan kitchen diner, which has been fully modernised and is ideal for everyday living and entertaining. The kitchen is fitted with contemporary shaker-style units and integrated appliances, complemented by a breakfast bar with seating and ample space for dining. Double doors open into a utility cupboard, and further double doors lead directly onto the rear garden, allowing for excellent indoor-outdoor flow. To the first floor are three bedrooms and the family bathroom. Bedroom one is a front-facing double room featuring attractive half-height panelling and fitted sliding wardrobes. Bedroom two is another double bedroom, benefiting from fitted sliding wardrobes and overlooking the rear of the property. Bedroom three is a rear-facing single room, ideal as a nursery or home office. The family bathroom is modern and part-tiled, fitted with a four-piece suite comprising a bath, separate shower cubicle, wash basin, and WC. Externally, the rear garden is enclosed and beautifully landscaped, beginning with a patio area ideal for seating, leading onto an easy-to-maintain lawn with a patio pathway running along the side. To the rear of the garden is a summerhouse, providing the perfect indoor-outdoor space for entertaining, along with an attached storage shed to the side. The property also benefits from a driveway to the side, providing off-road parking for multiple vehicles.



Sweet
DREAMS



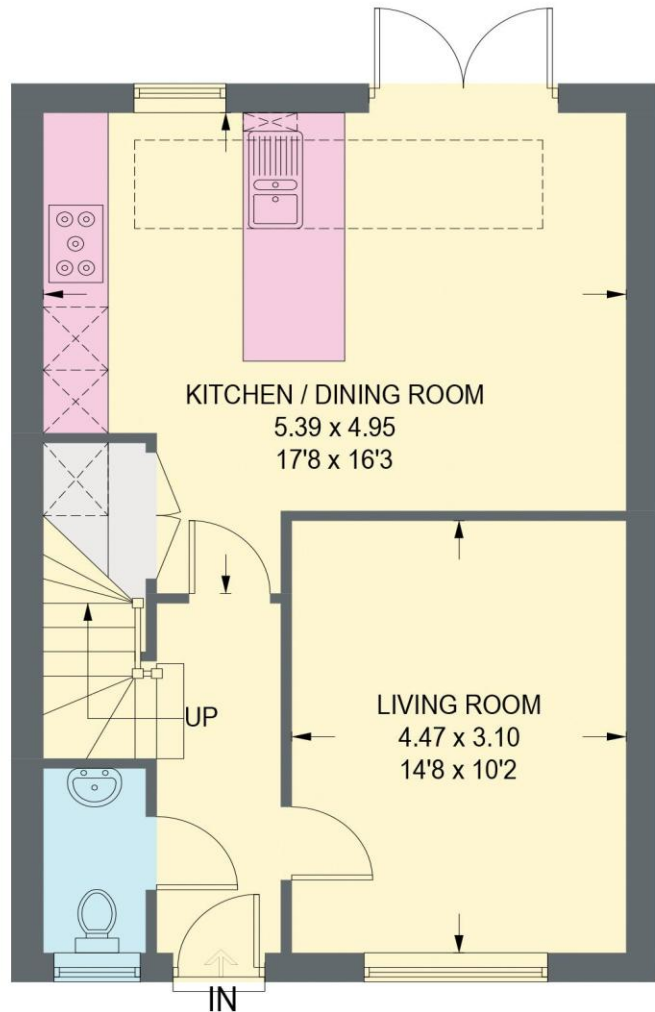
- Stunning Three Bedroom Detached House
- Quiet Cul de Sac Location
- Immaculate Throughout & Ready to Move Into
- Contemporary Living Room
- Shaker Style Kitchen Diner w/ Integrated Appliances
- Three Well Proportioned Bedrooms
- Four Piece Suite Family Bathroom
- Landscaped Rear Garden w/ Summerhouse
- Side Driveway Parking
- Council Tax Band C/EPC Rating B



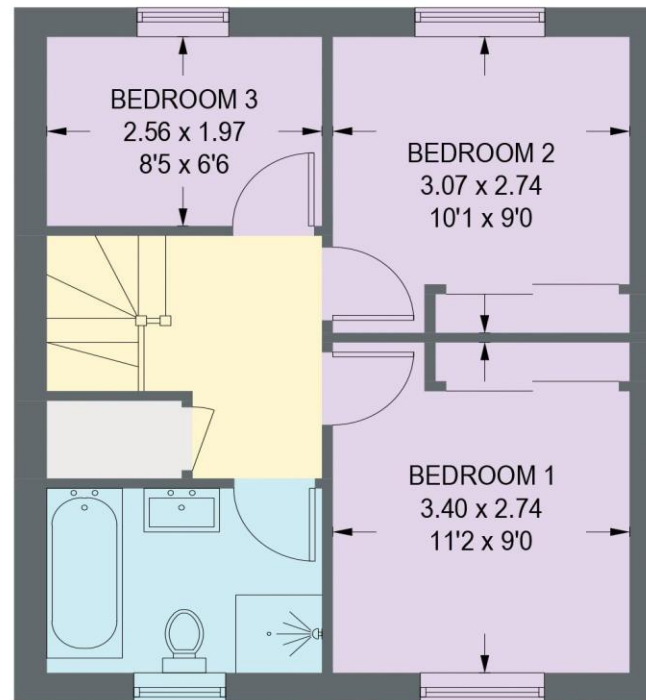


4 PEAK GROVE

APPROXIMATE GROSS INTERNAL AREA = 91.0 SQ M / 979.6 SQ FT
(INCLUDING OUTBUILDING)



GROUND FLOOR = 55.6 SQ M / 598.6 SQ FT



FIRST FLOOR = 35.4 SQ M / 381.1 SQ FT

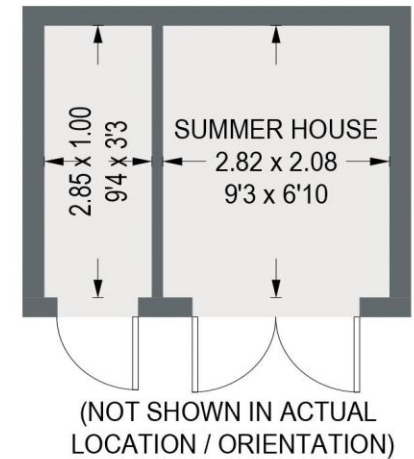


Illustration for identification purposes only, measurements are approximate, not to scale. (ID1300293)



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