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47 Highland Road

New Whittington • Chesterfield • S43 2EZ

£250,000

Welcome to this two-bedroom detached bungalow, offered to the market with no upward chain and situated in the popular area of New Whittington. The property enjoys convenient access to a range of local amenities, while a wider selection of shops, supermarkets, cafés and everyday services can be found in nearby Whittington Moor and Chesterfield town centre. For those who enjoy the outdoors, both Poolsbrook Country Park and the Chesterfield Canal are easily accessible, offering attractive walking routes and green spaces. The property is also well positioned for commuters, benefitting from excellent road links, convenient access to the M1 motorway and Chesterfield train station. Offering practical single-storey accommodation throughout, this home is ideally suited to those looking to downsize or enjoy retirement living. The property is entered via a side entrance leading into a welcoming hallway, which also benefits from useful storage. Positioned to the right is the kitchen, a front-facing room fitted in a practical U-shaped layout with ample cupboard storage and space for freestanding appliances. Straight ahead from the hallway is the living room, a well-proportioned front-facing reception space featuring a fireplace as an attractive focal point and offering plenty of room for comfortable seating. The principal bedroom overlooks the rear garden and is a spacious double room benefitting from fitted sliding wardrobes. Bedroom two is accessed from the rear of the hallway and is a versatile room that could be utilised as a second bedroom, dining room or hobby space. Double doors lead through to the conservatory, providing an additional bright and airy reception area with further French doors opening directly onto the rear garden. The shower room is fully tiled and fitted in a wet-room style, comprising a shower area, wash basin and WC. Externally, the enclosed rear garden has been designed for ease of maintenance. A U-shaped patio provides ample space for outdoor seating and entertaining, while steps lead up to a further area ideal for planting shrubs and flowers. To the front of the property is a generous pebbled garden area, alongside a long paved driveway providing off-road parking for multiple vehicles. A rear gate leads through to a useful car port, offering additional covered parking or storage.









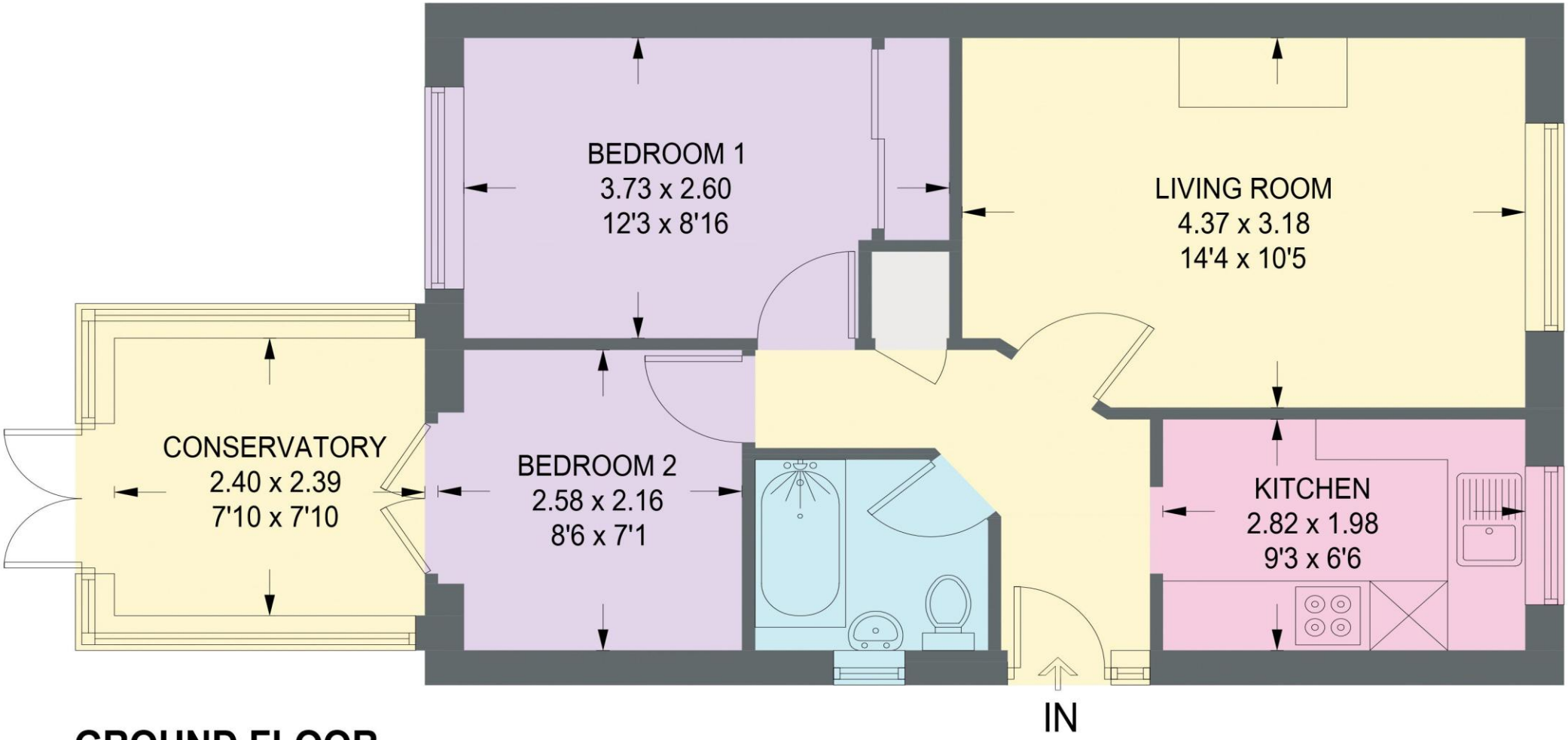


- Offered with No Upward Chain
- Two Bedroom Detached Bungalow
- Spacious Living Room w/ Feature Fireplace
- Kitchen w/ Space for Freestanding Appliances
- Bright Conservatory Onto Rear Garden
- Two Good Sized Versatile Bedrooms
- Three Piece Suite Wet Room
- Low Maintenance Rear Patio
- Ample Driveway Parking & Carport
- Council Tax Band B/EPC Rating D



47 HIGHLAND ROAD

APPROXIMATE GROSS INTERNAL AREA = 49.2 SQ M / 530.1 SQ FT



GROUND FLOOR

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1349315)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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