



The Avenue, Wingerworth Chesterfield S42 6FT

welcome to

The Avenue, Wingerworth Chesterfield

A beautifully presented detached family home arranged over three floors in a sought-after Wingerworth location. Featuring a generous lounge, modern kitchen/diner, three bedrooms plus office/guest room, principal suite with en-suite and dressing room, driveway, garage and enclosed garden.

Garage & Driveway

The property enjoys an attractive position within this modern residential development, with open green space nearby enhancing its kerb appeal. A driveway to the rear of the property provides off-road parking and leads to a garage, offering additional parking, storage or workshop potential. Neatly maintained frontage and pathways lead to the main entrance.

Hallway

A welcoming entrance hall providing access to the principal ground floor accommodation. Bright and well-presented, the hall creates an inviting first impression and benefits from stairs rising to the first-floor accommodation.

Lounge

A spacious and comfortable reception room featuring a bay window to the front aspect, allowing excellent levels of natural light to fill the space. The room offers ample space for family seating and entertainment furniture, creating an ideal setting for relaxing and everyday living.

Downstairs W/C

Comprising a low-level WC and wash hand basin. Conveniently positioned for guests and everyday family use.

Kitchen / Diner

A modern and stylish kitchen fitted with a range of contemporary wall and base units complemented by extensive work surfaces. Integrated cooking appliances and space for additional appliances enhance practicality. The dining area comfortably accommodates a family dining table, whilst French doors open directly onto the rear garden, creating a seamless connection between indoor and outdoor living.

Stairs / Landing

The staircase rises from the entrance hall to a central landing providing access to two bedrooms, the family bathroom and the second-floor staircase.

Bedroom Two

A generously proportioned double bedroom positioned to the rear elevation. Offering ample space for bedroom furniture, this bright room enjoys a pleasant outlook and is ideal for family members or guests.

Bedroom Three

A well-presented bedroom overlooking the front aspect. Suitable as a child's bedroom, guest room or home workspace depending on individual requirements.

Bathroom

A contemporary family bathroom fitted with a three-piece suite comprising a panelled bath with shower attachment, wash hand basin and low-level WC. Finished with modern tiling and complemented by natural light from the window.

Stairs / Second Floor Landing

A further staircase rises to the top floor, opening onto a landing area that serves the principal bedroom suite and additional versatile accommodation.

Main Bedroom

Occupying the entire front section of the second floor, the principal bedroom is an impressive and spacious retreat. Generous proportions allow for a full range of bedroom furnishings, while multiple windows create a bright and airy atmosphere.





En-Suite

A modern shower room comprising a walk-in shower enclosure, wash hand basin and low-level WC. Stylishly presented and conveniently accessed from the principal bedroom.

Wardrobe / Study

A valuable additional room currently utilised as a dressing room and wardrobe area. Equally suitable as a private study space, offering excellent flexibility to suit individual lifestyles.

Office / Guest Bedroom

A versatile room which can be used as a home office, nursery, hobby room or guest bedroom. Enjoying natural light and a pleasant outlook, it provides useful additional accommodation rarely found in similar properties.

Rear Garden

The rear garden is enclosed by brick boundary walls, creating a secure and private outdoor space. Predominantly laid to lawn, the garden offers excellent potential for outdoor seating, entertaining and family enjoyment while remaining relatively low maintenance.



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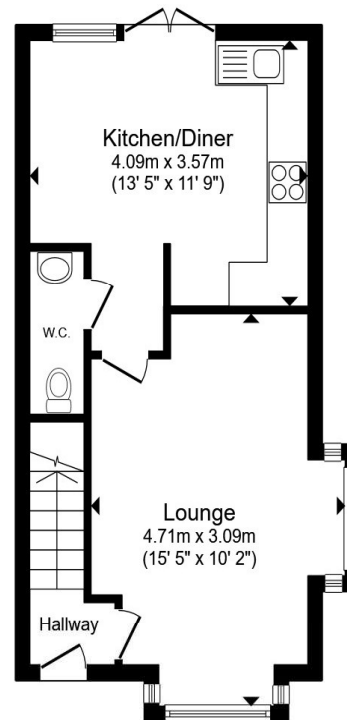
The Avenue, Wingerworth Chesterfield

- Council Tax Band - D
- Detached Family Home
- Accommodation Set Over Three Floors
- Modern Kitchen/Diner
- Ground Floor WC

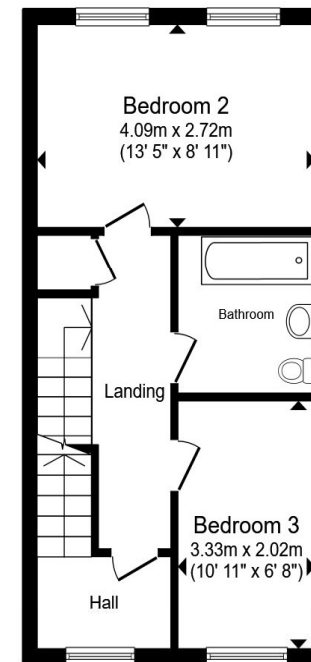
Tenure: Freehold EPC Rating: Awaited

Council Tax Band: D

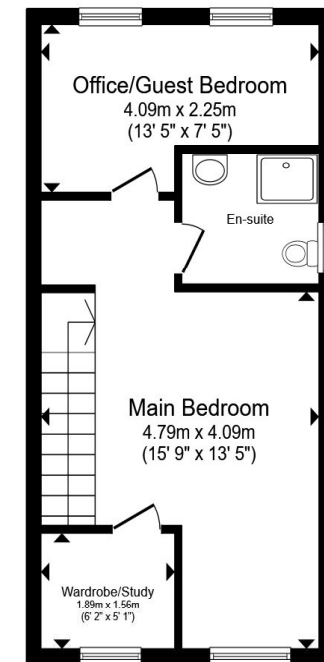
£270,000



Ground Floor



First Floor



Second Floor

Total floor area 104.6 m² (1,126 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:

CSF105446 - 0002

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