



Opal Street, Hasland Chesterfield S41 0FU

welcome to

Opal Street, Hasland Chesterfield

A stylish three-bedroom home offering modern, practical living. The ground floor has a bright hall, cosy living room, kitchen/diner, and downstairs WC. Upstairs - three bedrooms, including a main with en-suite, plus a family bathroom. Outside offers a private rear garden and a driveway to the front.

Driveway

The property is approached via a neat, practical driveway offering off-road parking and a clear, welcoming view towards the front entrance. Its tidy layout sets the tone for the home's well-kept interior.

Hall

Stepping inside, the hall feels bright and inviting, with space to hang coats and store everyday essentials. It provides a natural flow into the main living areas while giving that first sense of calm and order.

Lounge

The lounge offers a comfortable, relaxing space with room for a cosy seating arrangement. A soft, homely atmosphere makes it perfect for unwinding at the end of the day, while its layout lends itself well to both quiet evenings and family time.

Downstairs W/C

Conveniently positioned off the hall, the downstairs w/c is modern and compact. Ideal for guests and busy family life.

Kitchen / Diner

The kitchen/diner forms the social heart of the home, combining modern cabinetry with generous worktop space and room for a dining table. It's a bright, functional area designed for cooking, gathering, and everyday living, with a natural flow that suits both weekday routines and weekend hosting, and direct access to the rear garden.

Stairs / Landing

The staircase rises from the hall to a light landing that connects all three bedrooms and the family bathroom. It offers a sense of openness and

continuity between the floors.

Bedroom One

A peaceful main bedroom with space for a double bed and additional furniture. Its calm feel and well-proportioned layout make it a restful retreat at the end of the day.

En-Suite

A modern en-suite fitted with a shower, WC, and wash hand basin, finished to a clean and contemporary standard for added comfort and convenience.

Bedroom Two

A comfortable second bedroom, ideal as a child's room, guest room, or even a home office. Its shape allows for flexible furniture placement to suit changing needs.

Bedroom Three

The third bedroom offers versatility — perfect for a nursery, study, or compact single room. It adds valuable flexibility to the home's overall layout.

Bathroom

The family bathroom is fitted with a modern suite, offering a clean, fresh space for daily routines. Its practical design ensures comfort and ease of use for all household members.

Rear Garden

The rear garden provides a private outdoor space with room for seating, play, or planting. Accessed from the kitchen, it creates the option for indoor / outdoor living. Whether enjoyed for summer dining or quiet relaxation, it offers a pleasant extension of the home's living space.





Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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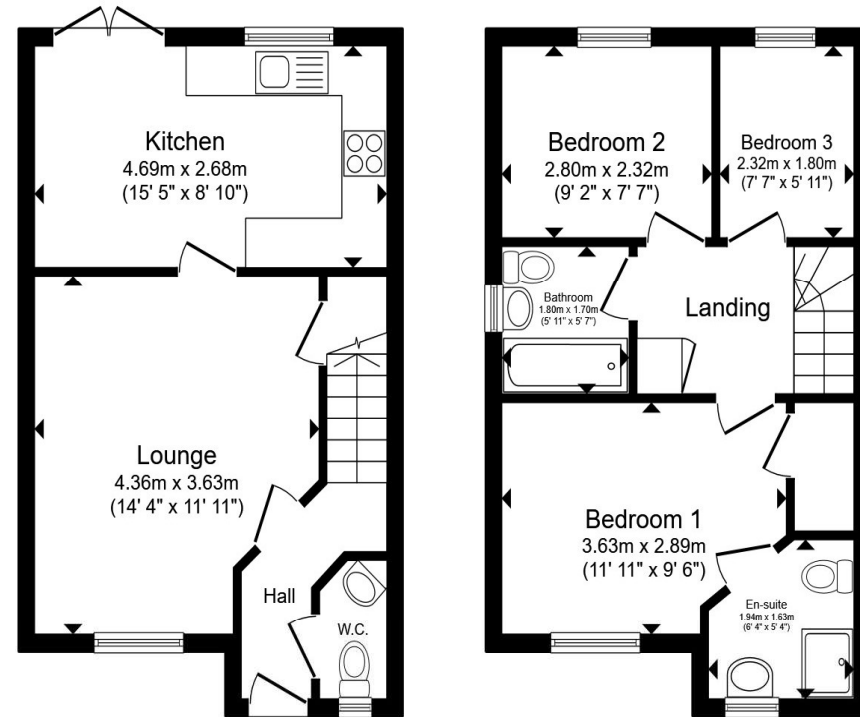
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Opal Street, Hasland Chesterfield

- Council Tax Band - B
- Off-Road Parking
- Welcoming Hall
- Downstairs WC
- Three Bedrooms

Tenure: Freehold EPC Rating: B
Council Tax Band: B

£204,995



Ground Floor

First Floor

Total floor area 70.0 m² (753 sq.ft.) approx

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Property Ref:
CSF105300 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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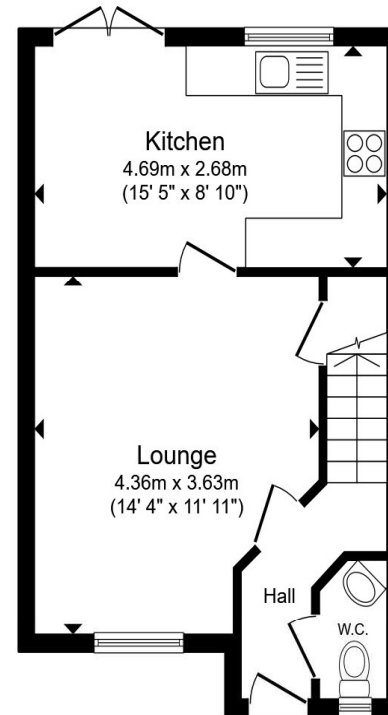
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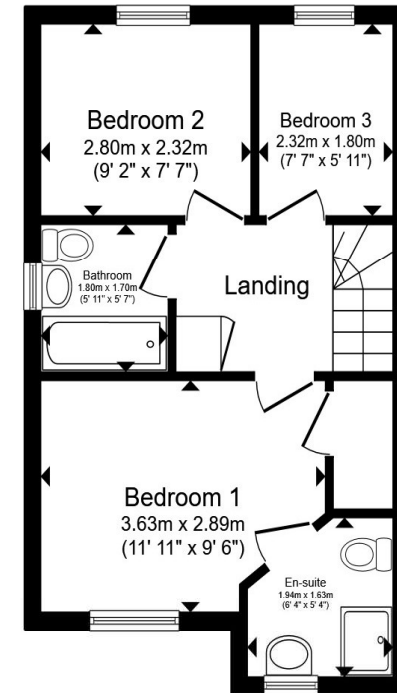
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