







3 The Mount

High Street • Apperknowle • S18 4BD

£225,000

A well-presented and modernised, no upward chain, two bedroom mid-terraced home with an additional occasional attic room, located in the desirable semi-rural village of Apperknowle, Dronfield. Set in a peaceful countryside environment while still offering excellent connectivity, the property benefits from nearby local amenities, well-regarded schools, strong transport links including Dronfield Train Station, and convenient road access to Chesterfield and the M1. With walking routes, open fields and beautiful countryside close by, this home is ideal for first-time buyers, couples or small families. Entering through the front door, you are welcomed into the living room, an attractive space combining modern touches with character features, including a media-wall-style focal point and a brick fireplace. A door leads into the inner hallway and through to the modern kitchen-diner, fitted with shaker-style cabinetry, integrated appliances and space for freestanding items. There is also space for a dining table, a useful storage cupboard and a rear door providing access to the garden. As well as this, a door providing access down to the cellar, great for storage. Upstairs, the main bedroom is a front-facing double with cupboard space. The second bedroom is a generous single positioned at the rear, ideal as a child's room or office, and enjoys pleasant views over the rear fields. The modern family bathroom is fully tiled and fitted with a three-piece suite including a bath with overhead shower, sink and WC. Outside, the rear garden begins with a patio area and a storage shed, with steps rising to a good-sized lawn which backs onto the rear fields. To the front, on street parking is available.





- Well Presented Two Bedroom Mid Terraced House
- Semi Rural Location & Local Amenities
- Living Room w/ Media Wall Feature
- Shaker Style Kitchen Diner
- Two First Floor Bedrooms
- Modern Three Piece Suite Bathroom
- Additional Occasional Attic Room
- Enclosed Rear Garden & Patio Backing onto Fields
- On Street Parking
- Council Tax Band A/EPC Rating E

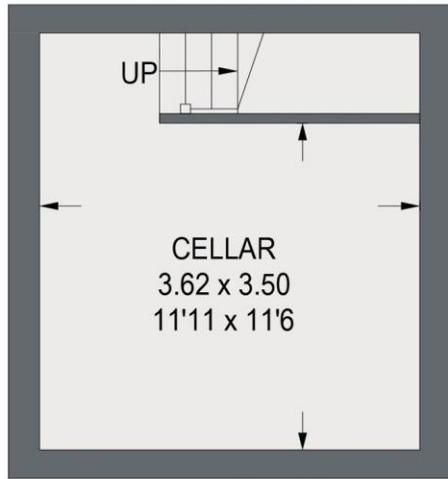


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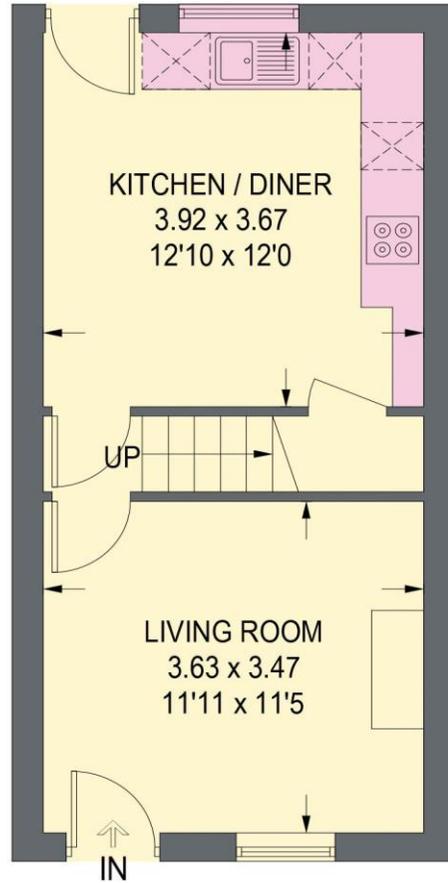
APPROXIMATE GROSS INTERNAL AREA = 80.5 SQ M / 866.7 SQ FT

CELLAR= 15.9 SQ M / 171.3 SQ FT

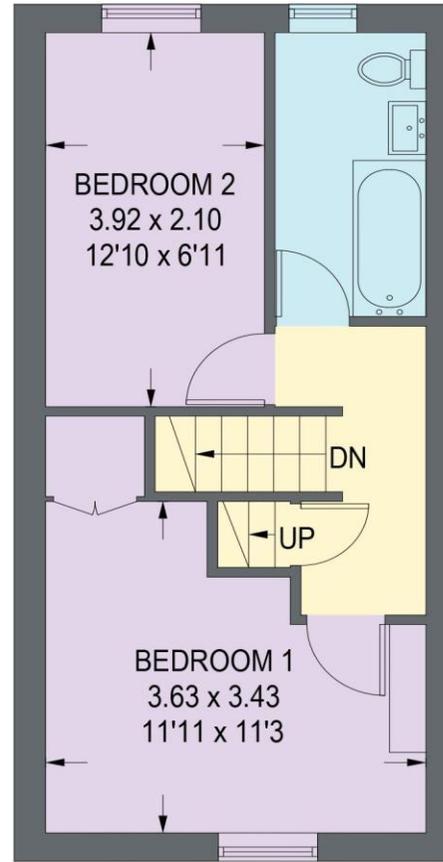
TOTAL = 96.4 SQ M / 1038 SQ FT



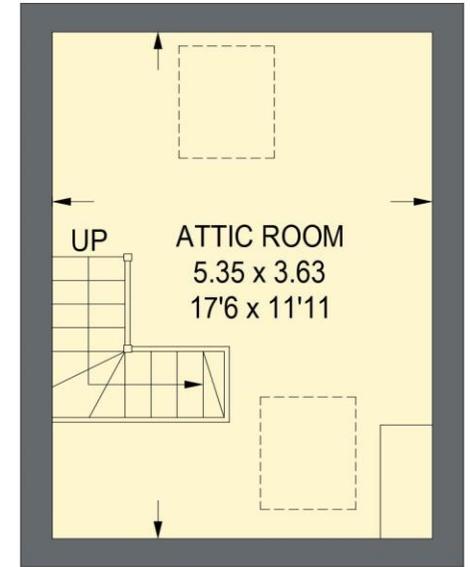
CELLAR
15.9 SQ M / 171.3 SQ FT



GROUND FLOOR
30.6 SQ M / 329.9 SQ FT



FIRST FLOOR
30.5 SQ M / 328.0 SQ FT



SECOND FLOOR
19.4 SQ M / 208.8 SQ FT

Illustration for identification purposes only,
measurements are approximate, not to scale. (ID1278034)



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