







316 Williamthorpe Road

North Wingfield • Chesterfield • S42 5NS

£145,000

Situated within the popular village of North Wingfield, this well-presented two-bedroom semi-detached home offers an excellent opportunity for first-time buyers, couples and those looking to take their next step on the property ladder. The property benefits from a convenient location close to a range of everyday amenities, with a wider selection of shopping, leisure and dining facilities available in nearby Clay Cross and Chesterfield town centre. For those who enjoy the outdoors, the popular Five Pits Trail is within easy reach, while well-regarded schools, excellent road links, access to the M1 motorway and nearby rail connections make this an ideal location for commuters. Upon entering the property, you are welcomed into a spacious open-plan living room, creating an inviting and sociable atmosphere. The room features an open staircase and an attractive fireplace, providing a focal point and adding character to the space. The accommodation flows seamlessly through to the dining room, another well-proportioned reception area offering ample space for a family dining table, making it ideal for both everyday dining and entertaining guests. Located to the rear of the property is the kitchen, fitted with a range of units and benefitting from integrated appliances alongside space for freestanding appliances. An external side door provides convenient access to the rear garden. The first floor hosts two generously sized double bedrooms and the family bathroom. The principal bedroom enjoys a front-facing aspect and offers spacious accommodation, while bedroom two overlooks the rear garden and is another well-proportioned double room. Completing the accommodation is the modern family bathroom, fitted with a stylish fully tiled four-piece suite comprising a bath, separate shower cubicle, wash hand basin and WC. Externally, the property enjoys a long enclosed rear garden designed with ease of maintenance in mind. A patio area extends from the rear of the home and continues along one side of the garden, providing excellent space for outdoor seating and entertaining. The remainder of the garden is laid to low-maintenance lawn, creating an attractive and practical outdoor space. To the rear, a gate provides access to the detached garage and allocated parking space, offering valuable off-road parking and additional storage.





- Well Presented Semi Detached House
- Two Generous Double Bedrooms
- Ideal First Home
- Open Plan Living Dining Space
- Feature Fireplace & Open Staircase

- Fitted Kitchen w/ Space for Freestanding Appliances
- Modern Four Piece Suite Family Bathroom
- Enclosed Low Maintenance Rear Garden
- Rear Detached Garage & Parking
- Council Tax Band A/EPC Rating D



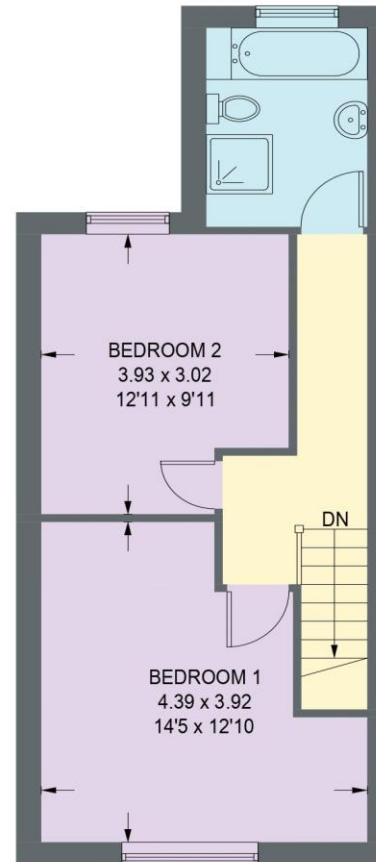


316 WILLIAMTHORPE ROAD

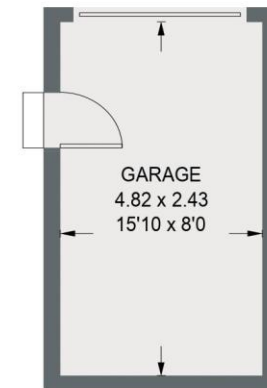
APPROXIMATE GROSS INTERNAL AREA = 92.0 SQ M / 990.4 SQ FT
(INCLUDING GARAGE)



GROUND FLOOR
53.5 SQ M / 576.2 SQ FT
(INCLUDING GARAGE)



FIRST FLOOR
38.5 SQ M / 414.2 SQ FT



(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1345119)



haus

31 West Bars, Chesterfield, S40 1AG
chesterfield@haushomes.co.uk haushomes.co.uk

01246 380 535