



Elvaston Road, North Wingfield Chesterfield S42 5HH

welcome to

Elvaston Road, North Wingfield Chesterfield

This spacious four-bedroom detached bungalow offers comfortable living, perfect for families or those seeking extra space. The property features a well-appointed kitchen, a living area, and two bathrooms. Outside there is a private garden with patio. There is also ample parking and garage.

Entrance Hall And Porch

with fitted carpets throughout.

Lounge

11' 9" MAX x 22' 1" MAX (3.58m MAX x 6.73m MAX)
With carpets throughout, front and rear windows, double glazed sliding rear doors to back garden and electric fireplace. The front windows are triple glazed, keeping it peaceful and warm.

Kitchen

11' 5" x 9' 7" (3.48m x 2.92m)
With tiled flooring, cream units, stainless steel sink, double integrated ovens with electric hob and extractor.

Master Bedroom

16' 5" x 7' 1" To wardrobes (5.00m x 2.16m To wardrobes)
With carpet flooring, fitted wardrobes and rear facing with an en-suite. The en-suite is fully tiled floor and walls, with a walk-in shower and toilet with sink.

Bedroom Two

10' 9" x 9' 10" (3.28m x 3.00m)
With carpet flooring and side facing window.

Bedroom Three

10' 7" x 8' 2" To wardrobes (3.23m x 2.49m To wardrobes)
With carpet flooring, triple-glazed front facing window and built-in wardrobes.

Bedroom Four

7' 6" x 7' 8" (2.29m x 2.34m)
With carpet flooring and triple-glazed windows.

Bathroom

With bath and shower, toilet, and sink unit.

Loft

Part boarded space with loft ladders for access and combi boiler.

Outside Exterior

The front garden has a grass area and driveway with garage. The rear garden has side access and has a patio area with grass.





view this property online williamhbrown.co.uk/Property/CSF104378



welcome to

Elvaston Road, North Wingfield Chesterfield

- Council Tax BAND C **GUIDE PRICE £300,000-£310,000**
- **Newly fitted EV Charging Point ** Newly fitted intruder alarm ** Newly fitted TV ariel **
- Four Bedroom Detached Bungalow
- Lounge with rear sliding doors
- Master En-suite Bedroom

Tenure: Freehold EPC Rating: D
Council Tax Band: C

guide price

£300,000



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.focalagent.com

view this property online williamhbrown.co.uk/Property/CSF104378



Property Ref:
CSF104378 - 0009

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.

william h brown



01246 204492



chesterfield@williamhbrown.co.uk



6 Glumangate, CHESTERFIELD, Derbyshire, S40
1TP



williamhbrown.co.uk