







2 Barnes Road

Hady • Chesterfield • S41 0BX

£199,950

A modernised and well-presented three-bedroom semi-detached home, ideally located in the popular area of Hady. The property is within close proximity to Chesterfield town centre, providing easy access to a wide range of shopping, leisure and everyday amenities, while well-regarded schools can also be found nearby. For those who enjoy the outdoors, Hady Playing Field offers convenient green space and walking opportunities, with Queen's Park and Eastwood Park also within easy reach. The property is well positioned for commuters, with Chesterfield train station nearby, along with convenient access to the M1 and wider road networks. Chesterfield Royal Hospital is also close by. This property makes a fantastic home for a variety of buyers, including first-time buyers, couples and small families. Upon entering the property, you are welcomed into a small entrance hallway with the staircase leading to the first floor. Turning right takes you into the spacious living room, a bright and well-proportioned space benefiting from dual-aspect windows overlooking both the front and rear, allowing plenty of natural light to flow through the room. A door from the living room leads into the kitchen diner, which is fitted with modern shaker-style units, integrated appliances and additional space for freestanding appliances. There is also ample room for a family dining table, while a side door provides direct access out to the garden. To the first floor are three bedrooms and the family bathroom. Bedroom one is positioned at the front of the property and is a spacious double room. Bedroom two overlooks the rear garden and is a well-proportioned single, while bedroom three overlooks the side of the property and is another single room, enhanced by feature wall panelling. The family bathroom has been fully modernised and tiled, featuring a four-piece suite comprising a bath, separate shower cubicle, sink and WC. Externally, the property benefits from an enclosed rear garden, featuring a lawn alongside a barked area which is ideal for children to play. There is also a further lawned garden to the side, complete with a patio area offering space for outdoor seating and an additional well-maintained lawn. To the front of the property is a paved driveway providing off-road parking.





- Modernised Three Bedroom Semi Detached House
- Popular Location, Ideal for a Range of Buyers
- Spacious Dual Aspect Living Room
- Modern Shaker Style Kitchen w/ Integrated Appliances

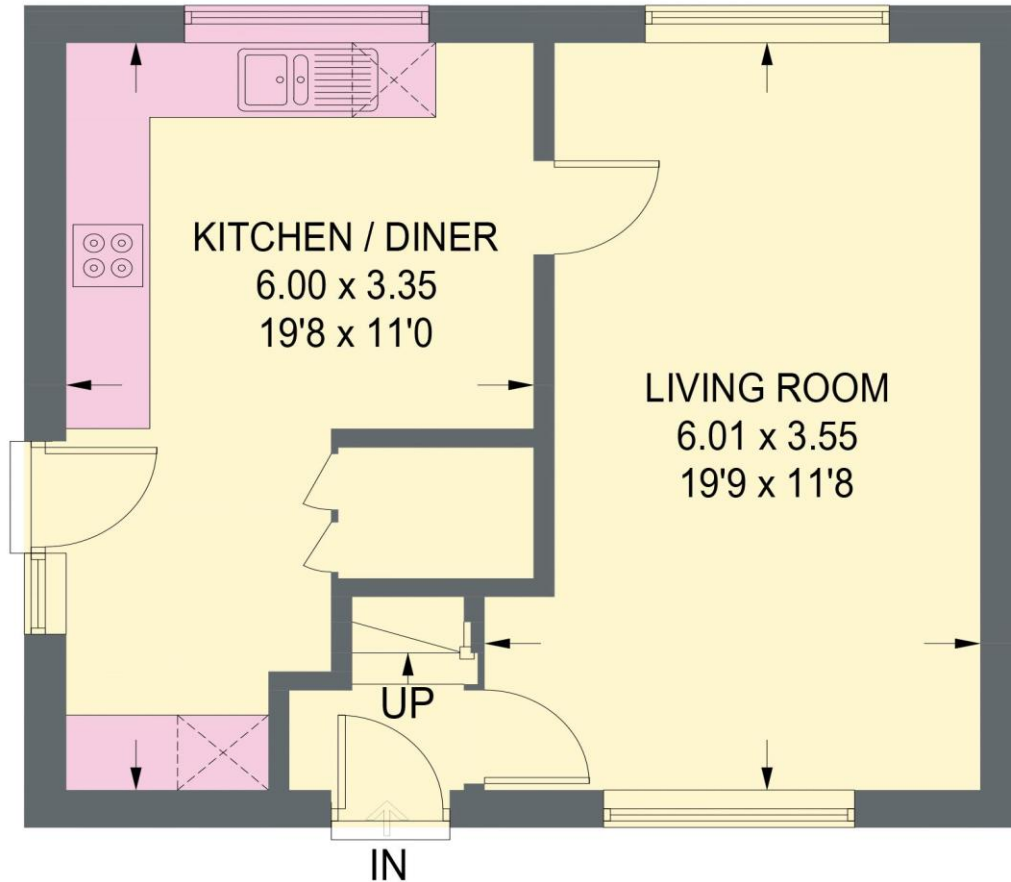
- Three Well Proportioned Bedrooms
- Modern Four Piece Suite Family Bathroom
- Enclosed Rear & Side Garden
- Paved Front Driveway
- Great Transport Links
- Council Tax Band A/EPC Rating C



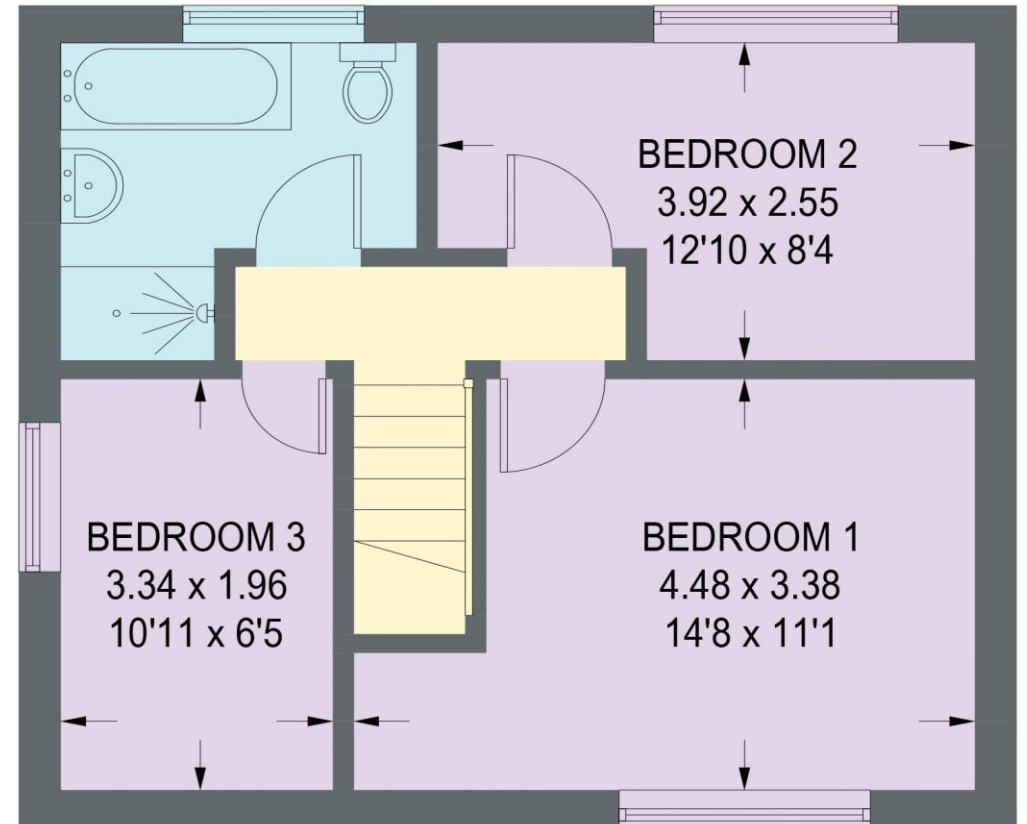


2 BARNES ROAD

APPROXIMATE GROSS INTERNAL AREA = 78.3 SQ M / 842.7 SQ FT



GROUND FLOOR
39.1 SQ M / 421.2 SQ FT



FIRST FLOOR
39.2 SQ M / 421.5 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1339947)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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