







23 Milford Close

Wingerworth • Chesterfield • S42 6UG

£250,000

Welcome to this modern three-bedroom, three-storey end townhouse, situated in the highly sought-after area of Wingerworth. The property enjoys a convenient location close to a range of local amenities, including shops, cafés, pubs, and everyday services. Excellent transport links provide easy access to major road networks, the M1 motorway, and Chesterfield train station, making it ideal for commuters. The Avenue Country Park is nearby, offering attractive green spaces and walking routes, while the Peak District is just a short drive away. The area is also well served by highly regarded schools, making this an ideal home for both couples and families. The property is entered via a welcoming hallway, which benefits from useful storage and access to the staircase. From here, the accommodation opens into the kitchen diner, fitted with a modern U-shaped range of gloss units and integrated appliances. The room provides ample space for a family dining table, creating a practical and sociable area for everyday living. A convenient ground floor WC is positioned just off the kitchen. To the rear of the property is the living room, a well-proportioned and comfortable reception space benefitting from double doors opening directly onto the rear garden, allowing for plenty of natural light and easy access to the outdoor space. The first floor accommodates two bedrooms and the family bathroom. Bedroom two overlooks the rear garden and is a spacious double room benefitting from a useful storage cupboard. Bedroom three is positioned at the front of the property and is currently utilised as a nursery, although equally suited as a home office or single bedroom. The family bathroom is part tiled and fitted with a three-piece suite comprising a bath with overhead shower, wash basin, and WC. Occupying the entire second floor is the principal bedroom suite, creating a spacious and private retreat. The room faces the front of the property and also benefits from a rear-facing skylight, providing excellent natural light. The bedroom is further enhanced by a modern three-piece ensuite shower room comprising a shower cubicle, wash basin, and WC. Externally, the rear garden is enclosed and well maintained, featuring a patio seating area with a decorative pebbled section and pathway extending along the side. Mature shrubs provide an attractive border, while a central lawn offers a pleasant and easy-to-maintain outdoor space. To the front of the property, a driveway provides off-road parking for two vehicles.



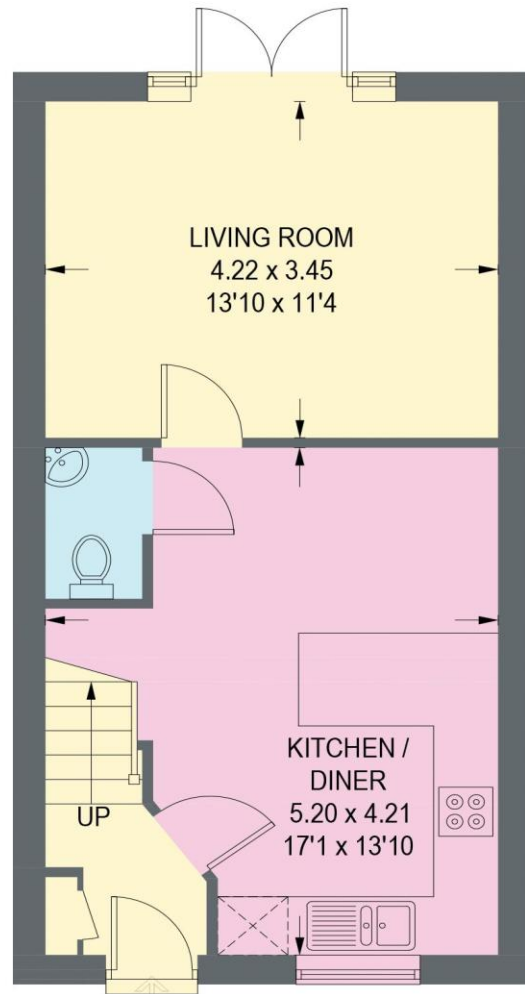


- Modern Three Bedroom, Three Storey Townhouse
- Sought After Wingerworth Location
- Spacious Kitchen Diner w/ Integrated Appliances
- Bright Living Room Opening onto the Rear Garden
- Two First Floor Good Sized Bedrooms
- Modern Three Piece Suite Family Bathroom
- Spacious Second Floor Bedroom & Three Piece Ensuite
- Enclosed Rear Garden & Patio
- Driveway Parking for Two Vehicles
- Council Tax Band C/EPC Rating B

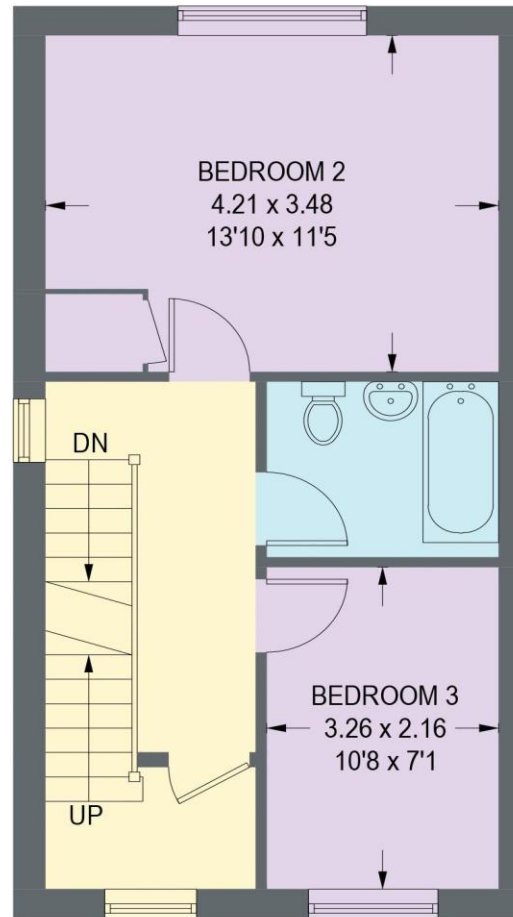


23 MILFORD CLOSE

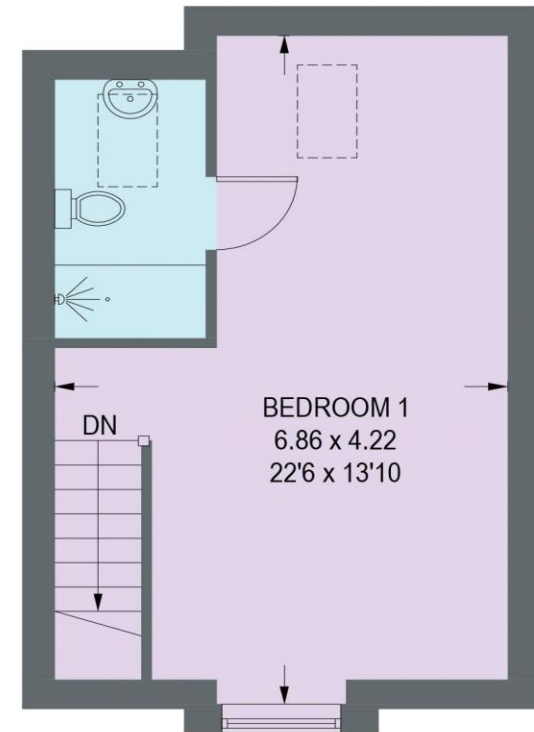
APPROXIMATE GROSS INTERNAL AREA = 101.5 SQ M / 1092.3 SQ FT



GROUND FLOOR
36.9 SQ M / 397.5 SQ FT



FIRST FLOOR
37.0 SQ M / 398.5 SQ FT



SECOND FLOOR
27.5 SQ M / 296.4 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1320471)



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