



**New Street, Chesterfield S40 2JZ**

**welcome to**

## **New Street, Chesterfield**

A well presented two-bedroom home offering a bright lounge, spacious kitchen, two comfortable bedrooms and a modern bathroom, complemented by a private rear garden. A practical, inviting property ideal for first-time buyers or investors.

### **Hall**

Stepping inside, you're welcomed by a bright, neatly presented hall that sets the tone for the home. The staircase rises at the centre of the property, with doors leading into the lounge and kitchen, creating an easy, natural flow through the ground floor.

### **Lounge**

A comfortable, well-proportioned lounge sits to the front of the property. Its shape makes furnishing simple, and the room carries a calm, inviting feel, ideal for relaxing at the end of the day.

### **Kitchen**

To the rear, the kitchen offers generous space for cooking and dining, with room to arrange a table if desired. Modern cabinetry and worktops frame the room, while the rear window and door draw in natural light and provide direct access to the garden. It's a practical, sociable space at the heart of the home.

### **Landing**

The first floor landing connects the bedrooms and bathroom, with a sense of openness thanks to the natural light filtering through. It offers a simple, uncluttered transition between the rooms.

### **Bedroom One**

The main bedroom spans the front of the house, offering a spacious double room with a peaceful atmosphere. Its proportions allow for a full suite of bedroom furniture, and the window brings in soft, even light throughout the day.

### **Bedroom Two**

A well shaped second bedroom overlooks the rear garden. It's ideal as a guest room, nursery, or home office, offering flexibility to suit a range of lifestyles.

### **Bathroom**

The bathroom is neatly arranged with a modern suite, including a bath, shower, wash basin and WC. Light and neutral finishes keep the space fresh and easy to maintain.

### **Rear Garden**

The rear garden provides a private outdoor retreat, with space for seating or planting. It's a blank canvas for those who enjoy gardening or simply want a peaceful spot to unwind. A useful outbuilding or shed adds extra practicality.





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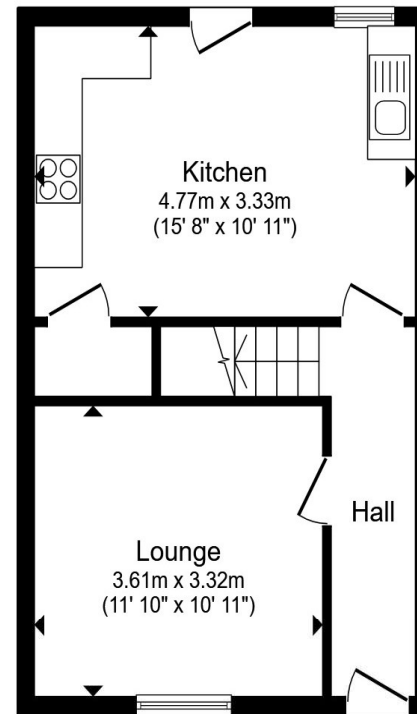
## New Street, Chesterfield

- Council Tax Band - A
- Two Bedroom
- Modern Kitchen And Bathroom
- Spacious Four Piece Bathroom
- Rear Garden

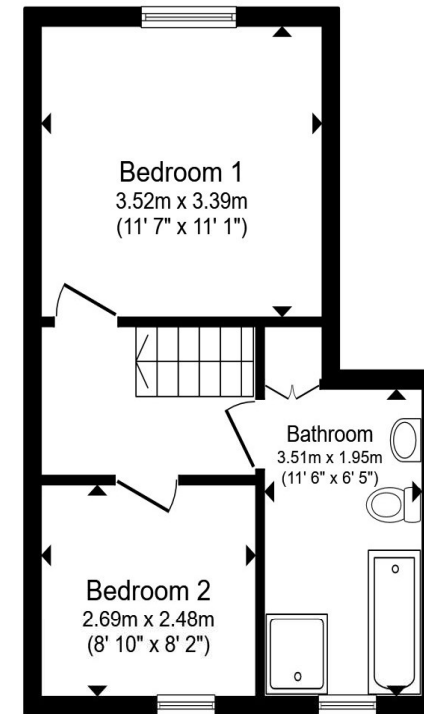
Tenure: Freehold EPC Rating: C

Council Tax Band: A

**£100,000**



**Ground Floor**



**First Floor**

Total floor area 67.8 m<sup>2</sup> (730 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)



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Property Ref:  
CSF105100 - 0002

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