







## 188 Chatsworth Road

Chesterfield • Derbyshire • S40 2AR

Guide Price £150,000 to £155,000

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Situated on Chatsworth Road in the heart of Brampton, this well-proportioned two double bedroom mid-terrace property offers a practical layout, attractive period features and excellent access to a range of local amenities. Ideal for couples, starter families, professionals and first-time buyers. The property is perfectly positioned close to shops, cafés, bars and other amenities, and is within walking distance of Chesterfield town centre. Excellent transport links to the by-pass, M1, Sheffield City Centre and Matlock make it a convenient and well-connected place to live. Upon entering, a small entrance hallway provides access to the principal reception rooms and stairs rising to the first floor. The front-facing living room is a welcoming space featuring an open chimney breast, offering the potential to create an attractive focal point with the addition of a log burner, or feature fireplace if desired. From the living room, the property flows through into a spacious dining room, providing an ideal area for entertaining or family dining. The dining room also benefits from access to the cellar, offering useful additional storage. To the rear is a modern refitted kitchen, providing ample cupboard space together with integrated appliances. The kitchen continues through to a rear porch, which in turn provides direct access to the garden, creating a convenient connection between the internal and external living spaces. Upstairs, the property offers two well-sized double bedrooms and a family bathroom. The principal bedroom is positioned at the front of the property and benefits from fitted storage, while the second bedroom is located to the rear and includes built-in storage over the stairs. The boiler is also located within the second bedroom. The family bathroom is partially tiled and fitted with a four-piece suite comprising a bath, separate shower cubicle with electric shower, wash basin and WC. Externally, the enclosed rear garden provides a pleasant outdoor space with a walled paved patio immediately adjoining the property, a central lawned area and a further patio seating area at the bottom of the garden. The varied layout offers plenty of scope for outdoor seating, entertaining and enjoying the garden throughout the warmer months. **The property was affected previously by flooding.**





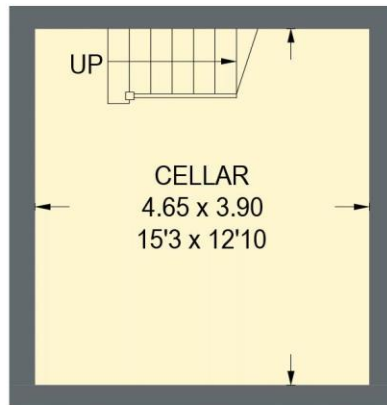
- Two Bedroom Mid-Terraced
- Ideal Start Home /First Time Buyer Property
- Two Large Reception Rooms
- Refitted Kitchen w/ Integrated Appliances
- Two Well Sized Bedrooms
- Four Piece Family Bathroom

- Additional Fitted Storage in Both Bedrooms
- Private South Facing Garden
- Popular Location Close To Amenities & Walking Distance To Town
- EPC Rating: D / Council Tax Band A

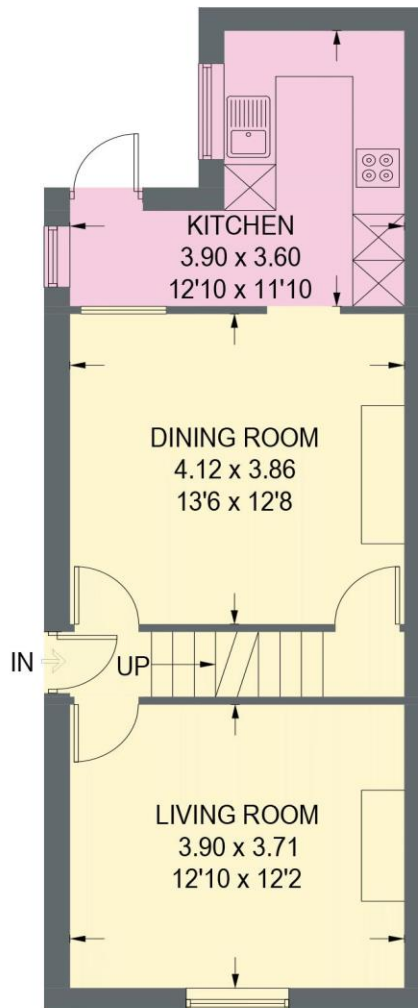


# 188 CHATSWORTH ROAD

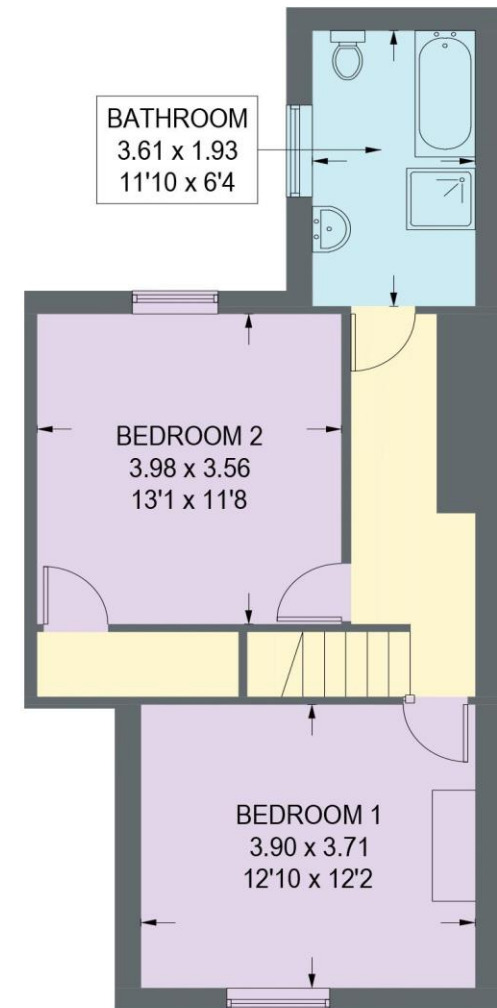
APPROXIMATE GROSS INTERNAL AREA = 109.6 SQ M / 1179.8 SQ FT



**Basement**  
**18.1 SQ M / 195 SQ FT**



**Ground Floor**  
**44.5 SQ M / 478.8 SQ FT**



**First Floor**  
**47.0 SQ M / 506 SQ FT**

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1334681)

