







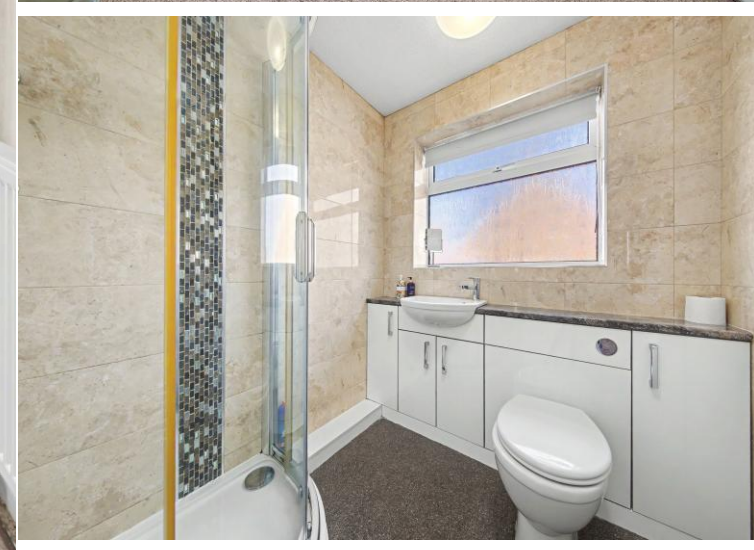
49B Rother Avenue

Brimington • Chesterfield • S43 1LG

£180,000

Welcome to this two-bedroom semi-detached bungalow, offered to the market with no upward chain and situated in the popular area of Brimington. The property enjoys excellent access to a wide range of local amenities, including shops, cafés, supermarkets, and everyday conveniences, while Chesterfield town centre is just a short drive away, providing a wider selection of retail, leisure, and dining facilities. The area also benefits from excellent transport links, with convenient access to major road networks, the M1 motorway, Chesterfield train station, and regular public transport services. Offering comfortable single-storey living, this property is ideally suited to those looking to downsize, retire, or enjoy the convenience of bungalow living. The property is entered via a side entrance leading into a welcoming hallway. Positioned to the right is the kitchen, fitted with a modern range of shaker-style units and offering integrated appliances alongside space for freestanding appliances. The kitchen also benefits from an external door providing direct access to the rear garden. Located to the rear of the property is the spacious living room, a bright and inviting reception room featuring a fireplace and enjoying an abundance of natural light through its rear-facing outlook. Both bedrooms are positioned to the front of the property. The principal bedroom is a generous double room benefitting from fitted wardrobes, while bedroom two is another well-proportioned room currently utilised as an additional sitting room. French doors open directly onto the front of the property, enhancing the versatility of this space as a second bedroom, garden room, or reception area. The shower room has been modernised and is fully tiled, fitted with a contemporary three-piece suite comprising a corner shower cubicle, wash basin, and WC. Externally, the rear garden is enclosed and designed for ease of maintenance, featuring a patio seating area and decorative pebbled sections, providing an attractive outdoor space to relax and entertain. To the front of the property is a well-maintained lawned garden complemented by a patio area. The property further benefits from a detached single garage and off-road parking for two vehicles, located to the rear.





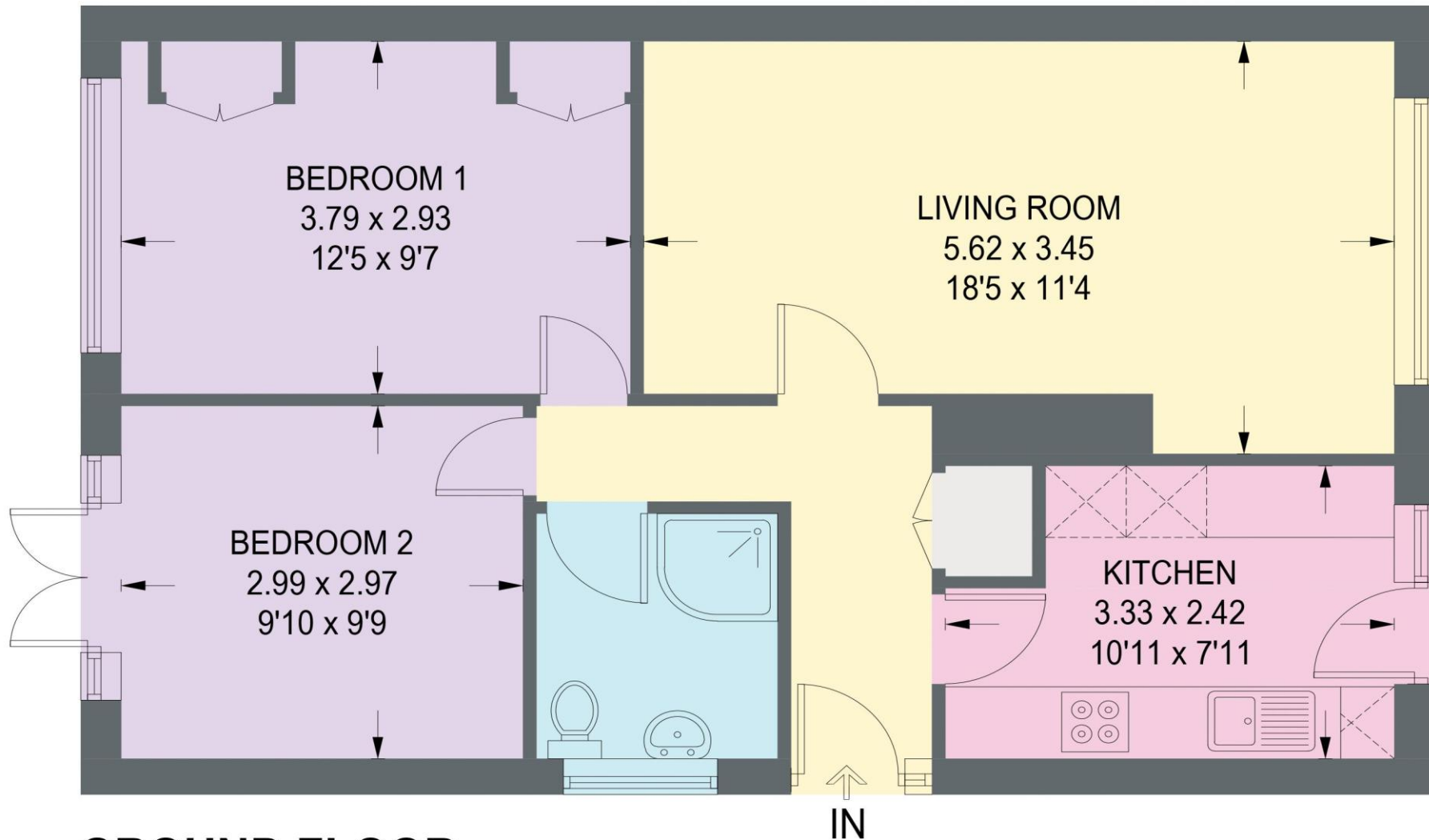
- Offered with No Upward Chain
- Two Bedroom Semi Detached Bungalow
- Modern Shaker Style Kitchen
- Spacious Rear Facing Living Room w/ Fireplace
- Two Well Proportioned Bedrooms
- Modern Fully Tiled Three Piece Suite Shower Room
- Low Maintenance Front & Rear Garden
- Detached Garage & Parking for Two Vehicles
- Ideal for Downsizing
- Council Tax Band B





49B ROTHER AVENUE

APPROXIMATE GROSS INTERNAL AREA = 56.1 SQ M / 603.4 SQ FT



GROUND FLOOR

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1329524)

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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