







1 Wilson Street

Dronfield • Derbyshire • S18 1SP

£200,000

Welcome to this charming two-bedroom double-fronted end-terraced home, offered to the market with no upward chain and situated in the sought-after town of Dronfield. The property enjoys excellent access to a wide range of local amenities, including shops, cafés, pubs, and everyday conveniences. Well positioned for commuters, Dronfield benefits from superb transport links with easy access to Chesterfield, Sheffield, regular bus services, direct road connections, and Dronfield train station. Cliffe Park is located nearby, providing attractive green spaces and walking routes, while the Peak District is just a short drive away. This unique home presents an ideal opportunity for first-time buyers looking for a characterful property in a convenient location. Presented in good condition throughout, the property is entered via a side entrance into a welcoming hallway with stairs rising to the first floor. To the right is the living room, a well-proportioned front-facing reception room featuring an electric fireplace, creating a warm and inviting focal point. To the left is the spacious kitchen diner, fitted with a modern L-shaped range of shaker-style units and integrated appliances. The room offers ample space for a dining table and benefits from a further feature fireplace, adding to the property's character. A useful internal door provides access to the cellar, offering excellent additional storage. To the first floor are two bedrooms and the family bathroom. Bedroom one is a well-proportioned front-facing double room. Bedroom two overlooks the side of the property and has a specifically designed three quarter bed with inbuilt storage fitting the unique shape of the room. There is also access to a separate dressing room, fitted with sliding wardrobes, creating a versatile and practical space. The bathroom is modern, fully tiled, and fitted with a three-piece suite comprising a bath with overhead shower, wash basin, and WC. Externally, the property benefits from a patio seating area to the side, where the main entrance is located, along with a decked area positioned to the rear of this space. To the rear of the property is a further patio area, providing useful access for bins. To the front, a driveway provides the valuable benefit of off-road parking.





- Offered with No Upward Chain
- Two Bedroom End Terraced House
- Sought After Dronfield Location
- Well Proportioned Living Room w/ Electric Fireplace
- Modern L Shaped Kitchen Diner with Further

- Fireplace
- Two Bedrooms & Storage Room
- Modern Tiled Three Piece Suite Bathroom
- Front Patio & Decking Area
- Driveway Parking
- Council Tax Band A/EPC Rating D





1 WILSON STREET

APPROXIMATE GROSS INTERNAL AREA = 87.0 SQ M / 936.3 SQ FT

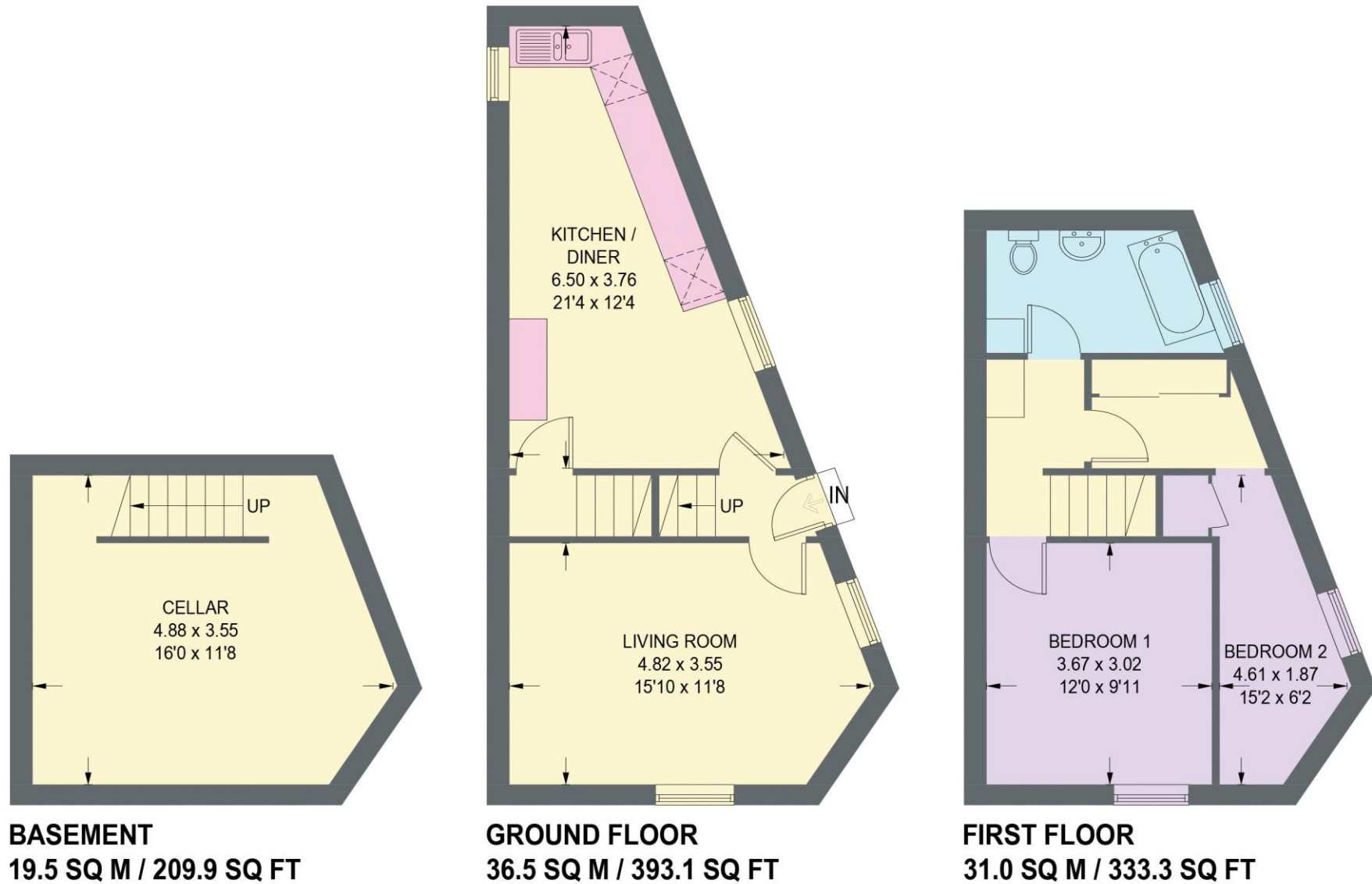


Illustration for identification purposes only, measurements are approximate, not to scale. (ID1322509)

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.

