







75 Storforth Lane

Hasland • Chesterfield • S41 0PP

£450,000

Modernised and well presented, this four-bedroom detached family home is situated on a generous plot in the well-regarded area of Hasland. The location offers excellent local amenities, including a good range of independent shops, everyday services, and nearby green spaces. Well-regarded schools are within walking distance, making this an ideal family setting. Chesterfield town centre is a short distance away, with excellent commuter links, easy access to the M1, and strong surrounding road networks. The area also benefits from local walking routes and open spaces, making this a superb family home. The property is entered via the entrance hall, which provides access to a useful ground-floor WC, a storage cupboard, and the staircase. Directly ahead from the hallway is the kitchen diner. The kitchen is fitted with modern shaker-style units, offering ample storage and space for freestanding appliances, along with room for a family dining table. An external side door leads out to the rear garden. A further door from the kitchen opens into the living room. The living room is a generous, light-filled space featuring sliding doors opening onto the rear garden. From here, internal doors lead into the current playroom, a versatile additional reception space that could comfortably be used as a dining room, snug, or family room, and benefits from a feature bay window. To the first floor are four well-proportioned bedrooms. The principal bedroom overlooks the rear garden and is a spacious double featuring decorative wall panelling, a dedicated dressing area, and its own three-piece en-suite bathroom comprising a bath, wash basin, and WC. Bedroom two is a front-facing double room with a bay window. Bedroom three is another well-sized double overlooking the rear, while bedroom four is positioned to the front and is currently used as a home office, complete with fitted wardrobes. Completing the first floor is a modern three-piece family shower room fitted with a shower cubicle, wash basin, and WC. Externally, the property enjoys a well-maintained rear garden, beginning with a patio area ideal for seating and outdoor dining, leading down via steps to a lawned garden. The lawn is well cared for and includes a small pebbled area, with a summerhouse to the rear, offering a versatile additional space, along with an attached store room to the side. To the front of the property is a spacious driveway providing off-road parking for multiple vehicles.





- Modernised & Well Presented Family Home
- Set on a Large Plot
- Shaker Style Kitchen Diner
- Spacious Living Room w/ Sliding Doors onto Rear Garden
- Versatile Bay Windowed Reception Room

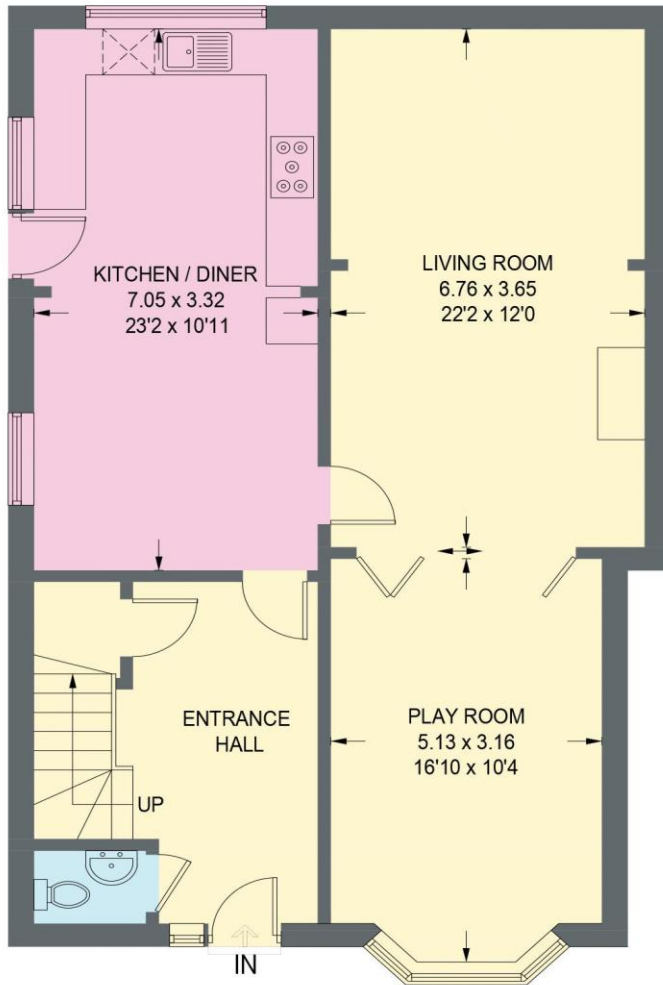
- Four Well Proportioned Bedrooms
- Modern Family Shower Room & Ensuite
- Well Maintained Rear Garden, Patio & Summerhouse
- Front Driveway Parking for Multiple Vehicles
- Council Tax Band C/EPC Rating D



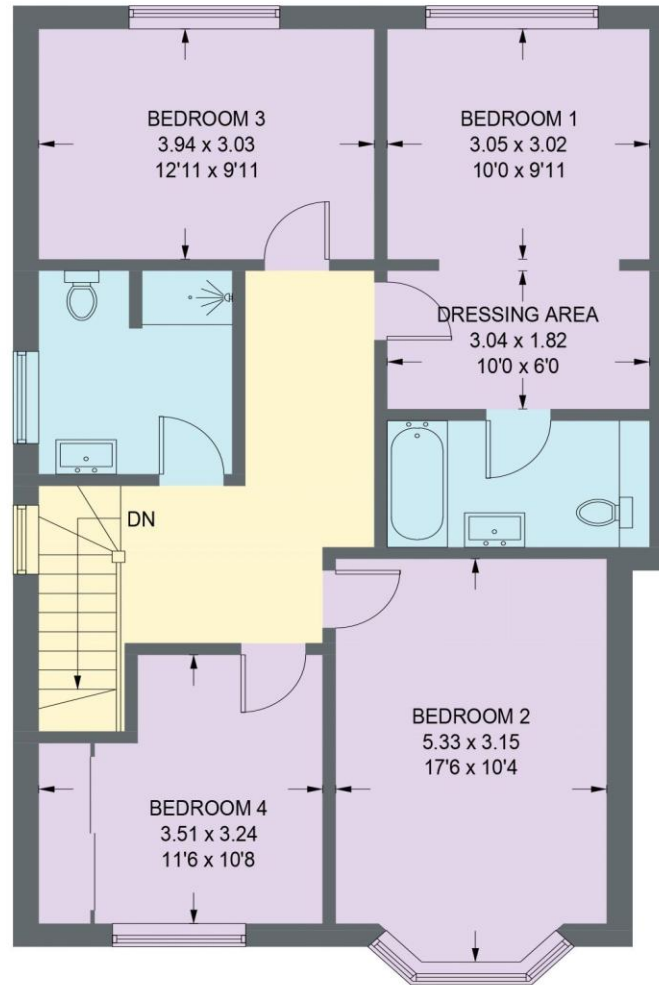


75 STORFORTH LANE

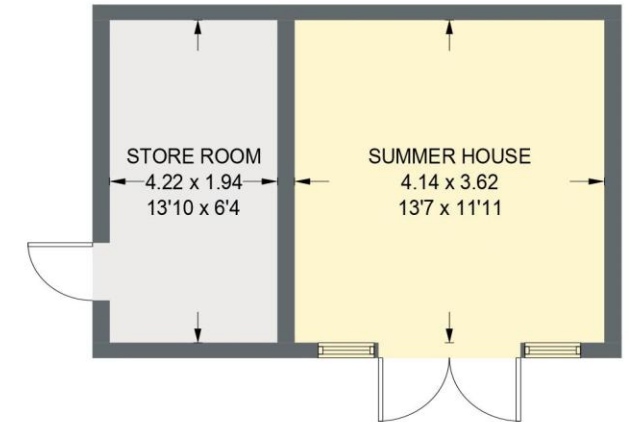
APPROXIMATE GROSS INTERNAL AREA = 176.8 SQ M / 1902.6 SQ FT



GROUND FLOOR
98.9 SQ M / 1064.4 SQ FT



FIRST FLOOR
77.9 SQ M / 838.2 SQ FT



(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1297562)



haus

31 West Bars, Chesterfield, S40 1AG
chesterfield@haushomes.co.uk haushomes.co.uk

01246 380 535