



9 Firthwood Close, Coal Aston, Dronfield, S18 3DD

Saxton Mee

9 Firthwood Close

Coal Aston

£325,000

Deceptively well proportioned this excellent two/three bedroomed detached bungalow has been greatly extended at the rear and is favourably located on this popular and established cul-de-sac of similar properties originally built in the early 1960's.

Offering gas fired central heating and uPVC double glazing, the surprisingly spacious and versatile accommodation is equally ideal for a family or couple and briefly comprises: side hallway with useful cloaks cupboard, fitted kitchen, spacious living room, separate dining room, principle double bedroom with built in wardrobes, bathroom with bath and separate shower, inner hallway forming part of the extension and opening to: second double bedroom and sitting room/bedroom three. Separate wash room/WC.

Block paved driveway with car port, ample parking, mainly lawned rear garden which takes full advantage of the afternoon sun.

- Deceptively well proportioned
- Considerably extended to the rear
- Sought after cul-de-sac location
- Gas central heating and double glazing
- Block paved drive and car port
- Private westerly facing rear garden
- Two/three bedrooms with flexible and versatile accommodation
- EPC: D
- Tenure: leasehold £25 per annum - 143 years remaining
- Council tax band: D







Approximate total area⁽¹⁾
949 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS:
3C standard. Measurements are
approximate and not to scale. This
floor plan is intended for illustration
only.

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