



43 Southfield Lane, Whitwell

£150,000 Freehold

Well-presented 2-bed semi opposite school with spacious lounge, modern kitchen, bright conservatory, parking, and freehold. Ideal for first-time buyers or downsizers. Council Tax Band A.

Council Tax band: A | Tenure: Freehold | EPC: D

Welcome to this well-presented two-bedroom semi-detached house, ideally positioned directly opposite a local school and offering a wonderful blend of comfort and convenience. Step inside to discover a spacious front reception room, perfect for relaxing evenings or entertaining guests, complete with a charming feature fireplace that adds character and warmth. The modern kitchen provides ample space for all your appliances, making meal preparation a delight and offering plenty of storage options. Both bedrooms are generously sized doubles, ensuring restful nights and flexibility for guests or a home office. The bathroom features a contemporary white suite, creating a fresh and inviting space for your daily routine. A bright conservatory extends the living area, providing an ideal spot for dining or enjoying a morning coffee in a peaceful setting. Practical features include parking to the rear, making day-to-day living easy and stress-free. Offered as a freehold property and falling within Council Tax Band A, this home presents a fantastic opportunity for first-time buyers, young families, or those looking to downsize. Don't miss your chance to view this delightful home - contact us today to arrange your appointment and see all that this property has to offer.





Lounge

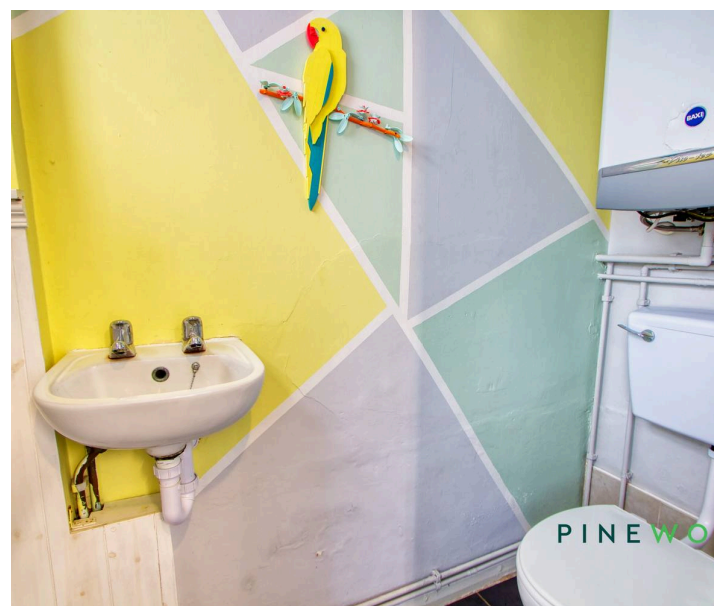
A spacious lounge or front reception room that features a fitted carpet, central heating radiator, uPVC window overlooking the front aspect and a feature fireplace.

Kitchen

A generous kitchen area with light wood worktops with light unit fronts for an airy and spacious feeling. Space for a washing machine or dishwasher and a free standing oven / hob.

WC

A downstairs WC featuring a suspended hand wash basin and a low flush WC along with the boiler being housed in here.





Bedroom 1

A generous double bedroom featuring a uPVC window overlooking the front aspect along with built in storage space for that added convenience. Also featuring an over the stairs alcove featuring another uPVC window overlooking the front aspect.



Bedroom 2

Another double bedroom featuring a fitted carpet, central heating radiator and a uPVC window overlooking the rear aspect.

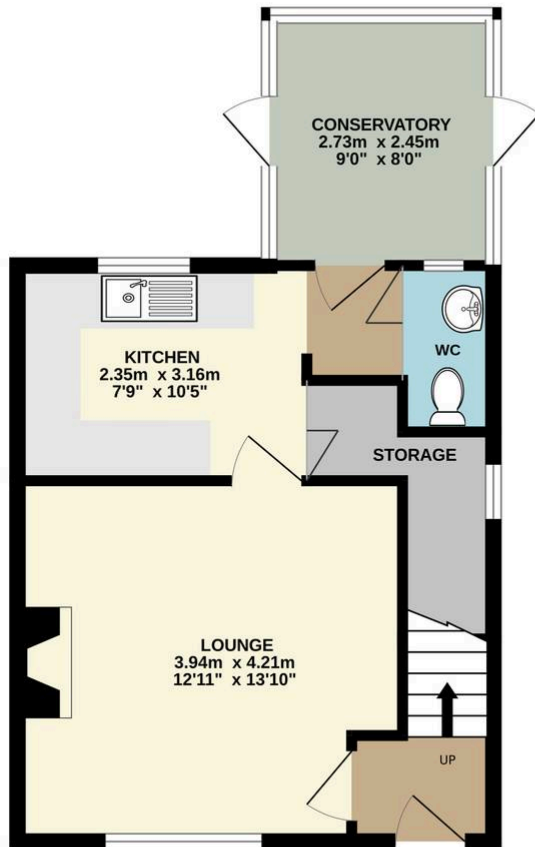


Bathroom

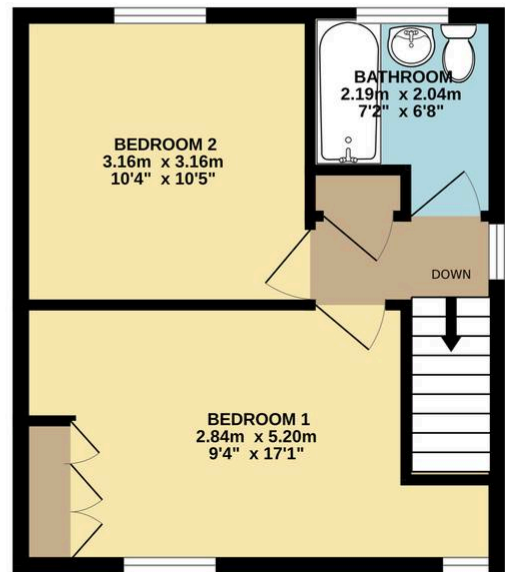
Featuring a panelled bath with overhead shower, a pedestal hand wash basin and a low flush WC along with a uPVC window with frosted glass for that added privacy.



GROUND FLOOR
38.8 sq.m. (418 sq.ft.) approx.



1ST FLOOR
31.2 sq.m. (336 sq.ft.) approx.



TOTAL FLOOR AREA : 70.1 sq.m. (754 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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