

44 Ore Street

Clay Cross • Chesterfield • S45 9FU

£280,000

A modern and beautifully presented three-bedroom detached home located in Clay Cross. The area benefits from a strong range of everyday amenities including supermarkets, cafés and Clay Cross town centre. Several reputable schools are nearby, and the location is well connected with local bus routes, Chesterfield Train Station within easy reach, and straightforward road links to Chesterfield and surrounding areas. With local parks and attractive walking routes close by, this property is ideally suited to both couples and families. The front door opens into a welcoming hallway. To the left is the living room, a well-proportioned, front-facing space featuring modern media-wall panelling. To the right of the hallway is the kitchen-diner, fitted with contemporary shaker-style cabinetry and integrated appliances. This opens into a dining area with space for a table and double doors leading out to the rear garden. Internal double doors open into a compact utility area, and a downstairs WC completes the ground floor accommodation. Upstairs, the main bedroom is positioned at the rear and offers generous space, fitted sliding wardrobes, a Juliet balcony and a private en-suite shower room comprising a shower cubicle, sink and WC. Bedrooms two and three are both front facing, with bedroom two being a good-sized double and bedroom three a single currently used as an office. The main family bathroom is half-tiled and fitted with a three-piece suite including a bath, sink and WC. The landing also houses a small storage cupboard. Outside, the rear garden is enclosed and attractively landscaped, starting with a patio seating area and leading onto a level, easy-to-maintain lawn. To the front, a driveway provides parking for two vehicles and includes an EV charger, along with access to a single detached garage.





- Modern Three Bedroom Detached House
- Several Reputable Schools & Transport Links
- Ideal Home for Couples or Families
- Front Facing Living Room w/ Media Wall
- Modern Shaker Style Kitchen & Dining Area

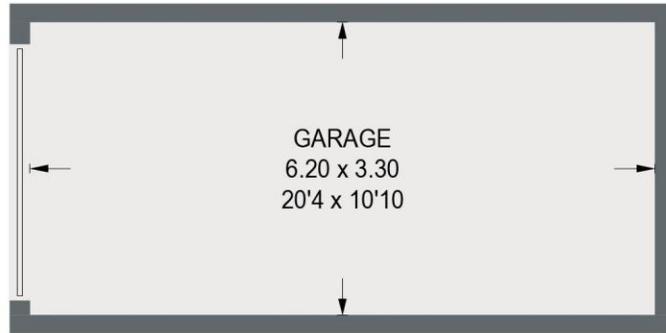
- Main Bedroom w/ Fitted Wardrobes, Juliet Balcony & Ensuite
- Two Further Good Sized Bedrooms
- Enclosed Rear Garden & Patio
- Driveway for Two Cars & Detached Garage
- Council Tax Band C/EPC Rating A



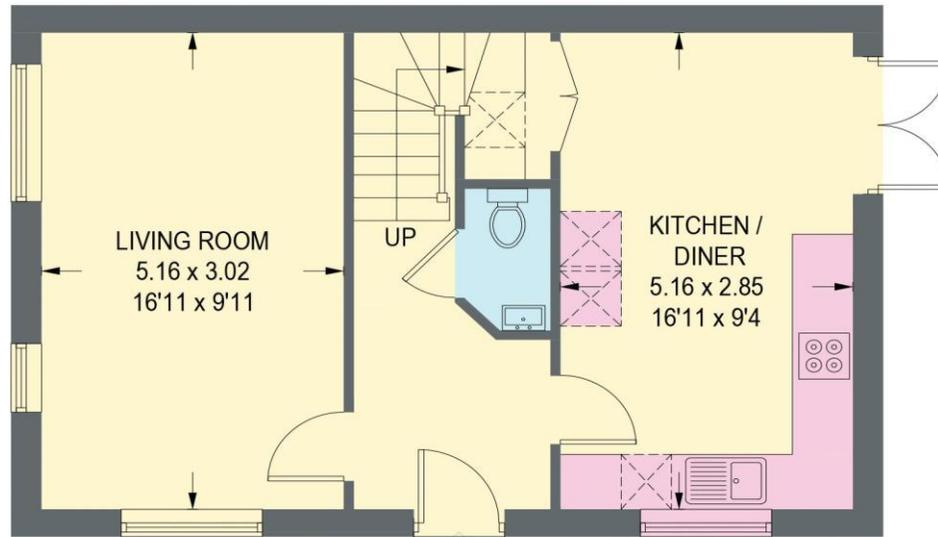


44 ORE STREET

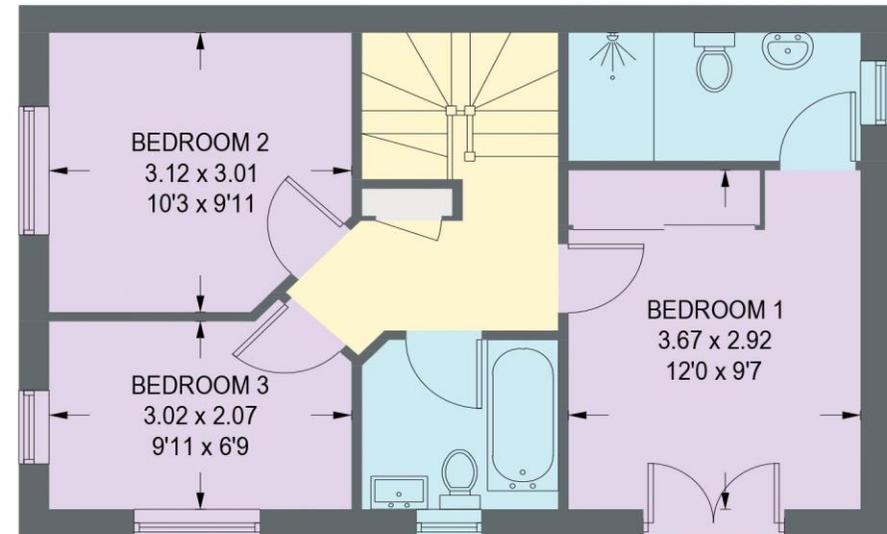
APPROXIMATE GROSS INTERNAL AREA = 103.7 SQ M / 1116.4 SQ FT



(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)



GROUND FLOOR
61.9 SQ M / 666.4 SQ FT



FIRST FLOOR
41.8 SQ M / 450.0 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1284003)



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