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266 Brimington Road

Tapton • Chesterfield • S41 0TB

£220,000

Welcome to this modernised three-bedroom semi-detached home, situated in the highly desirable area of Tapton. The property enjoys an excellent location close to a wide range of local amenities, while Chesterfield town centre is just a short distance away, offering a broader selection of shopping, leisure and dining facilities. Highly regarded schools are also within easy reach, making the property particularly appealing to families. For those who enjoy the outdoors, both the Chesterfield Canal and Tapton Park are nearby, providing attractive walking routes and green spaces. Commuters benefit from excellent transport links, including Chesterfield train station, convenient road networks and easy access to the M1 motorway. This property makes an ideal home for first-time buyers, couples and small families alike. The property is entered via a side entrance leading into a welcoming hallway, with the staircase rising to the first floor. Positioned to the right is the living room, a well-proportioned front-facing reception space featuring a bay window and an attractive open fireplace. Straight ahead from the hallway is the kitchen diner, fitted with a modern range of shaker-style units and offering space for freestanding appliances. There is ample room for a dining table, creating a practical and sociable setting for entertaining. To the rear of the kitchen is a useful utility area, providing additional space for freestanding appliances and access to a convenient ground floor WC. An external door leads directly from the utility area into the rear garden. The first floor accommodates three bedrooms and the family bathroom. The principal bedroom is a spacious front-facing double room. Bedrooms two and three both overlook the rear garden, with bedroom two being another generously sized room and bedroom three a well-proportioned single bedroom, ideal as a child's room, nursery or home office. The family bathroom has been fully modernised and tiled throughout, fitted with a contemporary three-piece suite comprising a bath with overhead shower, wash basin and WC. Externally, the enclosed rear garden has been attractively arranged across tiers. A patio area extends directly from the property before leading down to a well-maintained lawned garden with mature shrubs and planting. A pathway runs through the garden, while a rear gate provides access to the rear generous driveway. To the front of the property is a further lawned garden, with steps rising to the roadside position.









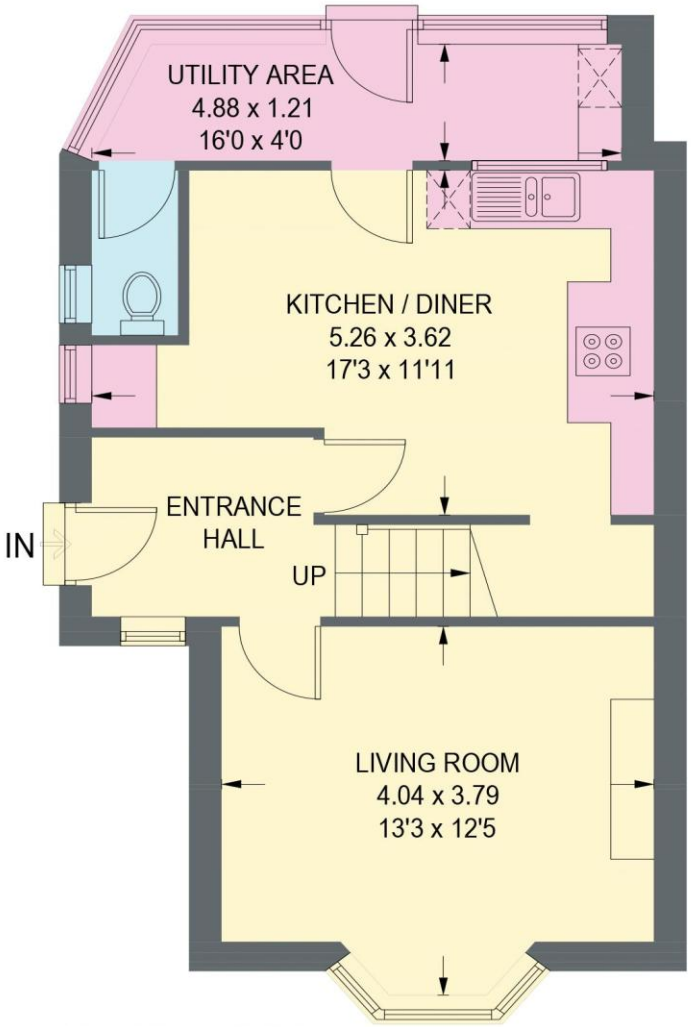


- Modernised Three Bedroom Semi Detached House
- Desirable Location Close to Town Centre
- Bay Fronted Living Room w/ Open Fireplace
- Spacious Kitchen Diner w/ Shaker Style Units
- Separate Utility & Ground Floor WC
- Three Well Proportioned Bedrooms
- Modern Three Piece Suite Bathroom
- Enclosed Front & Rear Gardens w/ Patio
- Ample Rear Driveway Parking
- Council Tax Band B

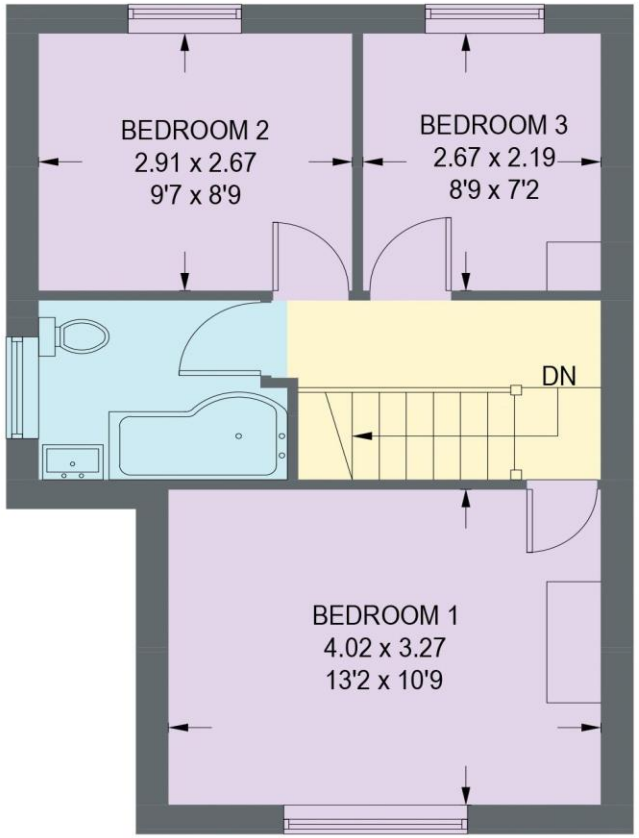


266 BRIMINGTON ROAD

APPROXIMATE GROSS INTERNAL AREA = 81.6 SQ M / 878.8 SQ FT



GROUND FLOOR
44.2 SQ M / 475.5 SQ FT



FIRST FLOOR
37.5 SQ M / 403.3 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1347928)

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.



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