







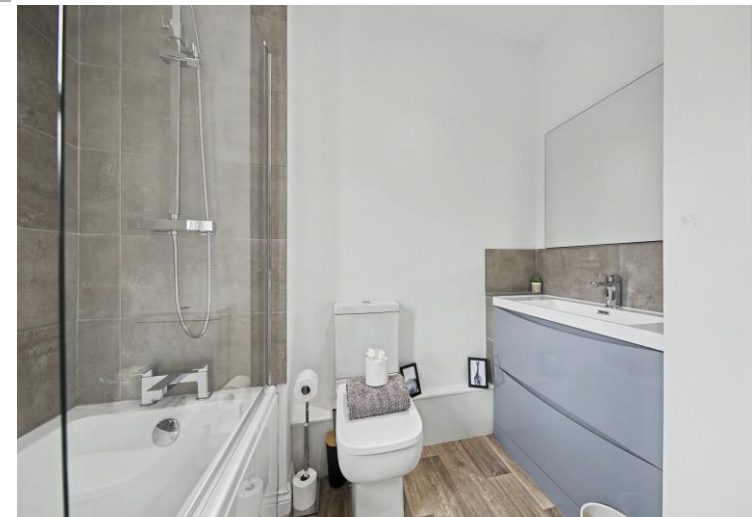
58 Sydney Street

Brampton • Chesterfield • S40 1DA

£240,000

A fully modernised three-bedroom end-terraced home, ideally located in the popular area of Brampton, Chesterfield. The property is conveniently positioned close to Chatsworth Road, offering a range of independent shops, cafés and local amenities. Well-regarded schools are nearby, along with excellent transport links including easy access to Chesterfield town centre, wider road networks, bus routes and the train station. There are also attractive green spaces in the area, with Queen's Park just a short distance away. This property makes an ideal home for first-time buyers, couples and families alike. The property is entered via a welcoming hallway, which also provides access to a convenient ground floor WC. From here, the layout leads into the kitchen diner. The kitchen is fitted in an L-shaped design with modern shaker-style units, integrated appliances and space for freestanding appliances, along with ample room for a dining table. A door from this space leads to the staircase, with a further door opening into the spacious living room. The living room benefits from a storage cupboard and features double doors opening directly onto the rear garden, allowing for plenty of natural light. To the first floor are three bedrooms and the family bathroom. Bedroom one is a good-sized double overlooking the rear garden and benefits from fitted wardrobes, as well as its own private three-piece ensuite, comprising a shower cubicle, sink and WC. Bedroom two is another well-proportioned double, positioned at the front of the property. Bedroom three overlooks the rear and is a single room, ideal as a children's room or home office. The family bathroom is fitted with a modern three-piece suite, including a bath with overhead shower, sink and WC. Externally, the rear garden is well maintained and enclosed, beginning with a patio area providing space for seating, with steps leading up to an easy-to-maintain lawned garden. A shed is located to the rear, offering useful storage. The property also benefits from off-street parking to the rear, with space for two vehicles.



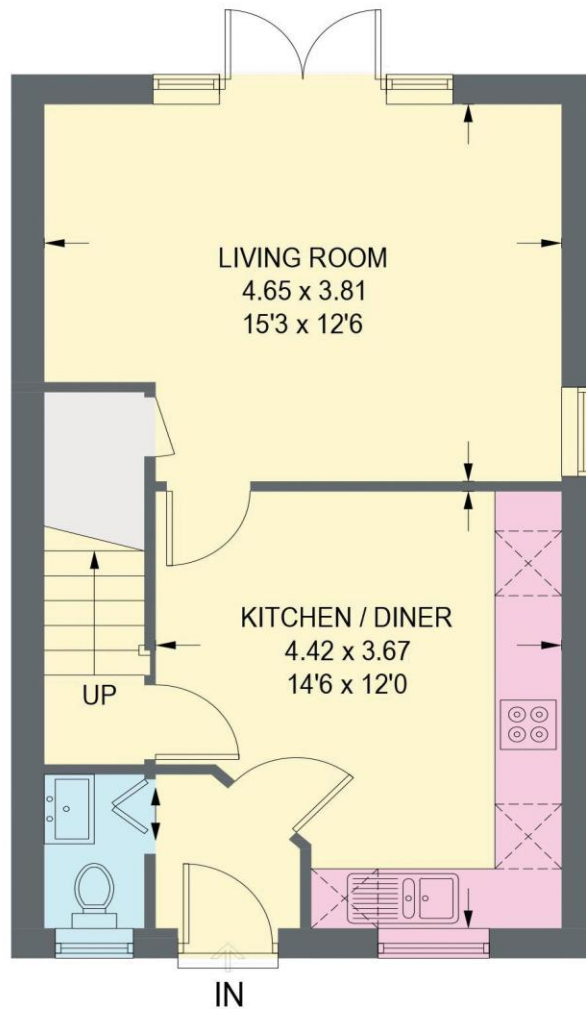


- Fully Modernised Three Bedroom End Terraced House
- Sought After Area
- Kitchen Diner w/ Shaker Style Units
- Bright Living Room w/ French Doors onto Rear Garden
- Three Well Proportioned Bedrooms
- Modern Three Piece Suite Family Bathroom & Ensuite
- Enclosed Rear Garden, Patio & Shed
- Off Street Parking to the Rear for Two Vehicles
- Ready to Move Straight Into
- Council Tax Band B/EPC Rating B

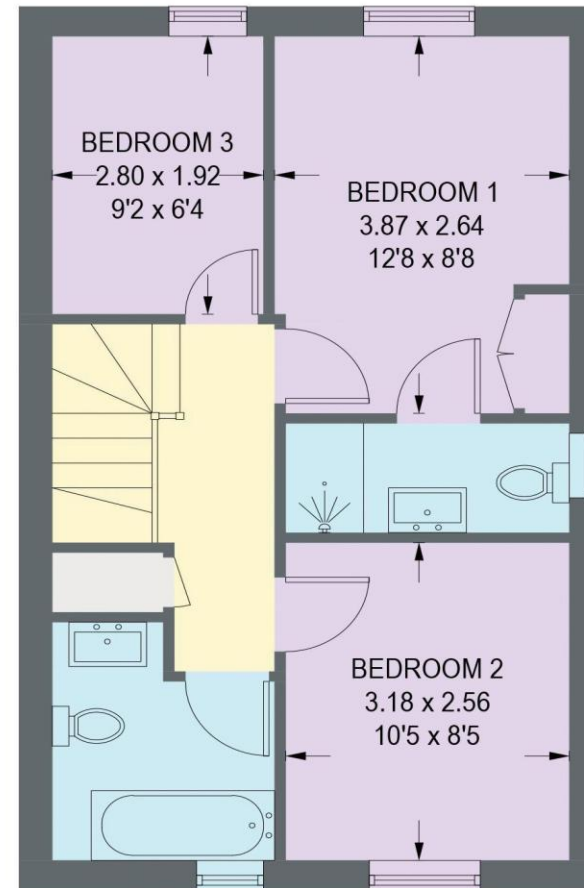


58 SYDNEY STREET

APPROXIMATE GROSS INTERNAL AREA = 77.7 SQ M / 836.4 SQ FT



GROUND FLOOR
38.7 SQ M / 416.9 SQ FT



FIRST FLOOR
39.0 SQ M / 419.5 SQ FT

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1305931)



haus

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

01246 380 535