



19 Stafford Close, Dronfield Woodhouse, Dronfield, S18 8UA

Saxton Mee

19 Stafford Close

Dronfield Woodhouse

£425,000

Considerably extended; this deceptively well proportioned three bedroomed and two bathroomed detached house is situated towards the head of this small cul-de-sac and is offered for sale with vacant possession and no upward chain.

Standing within the catchment of nearby renowned infants and junior schooling along with Henry Fanshaw secondary school, the property is equally ideal for a family or couple offering flexible and versatile accommodation with the benefit of two garages and ample off road parking. The gas centrally heated and double glazed accommodation also has the advantage of solar water heating and briefly comprises: spacious reception hall with useful understairs cupboard and cloakroom/WC. Well equipped breakfast kitchen which lends itself being opened through to the adjacent dining room (subject to usual consents), good size utility, spacious lounge with stone fireplace, log burner and patio door, home office, sun room. First floor landing, superb master bedroom with en-suite dressing room which opens through to the en-suite shower room, two further bedrooms (one with fitted wardrobes) and a family bathroom with bath and separate shower.

Block paved drive, attached garage, ample off road parking and additional single garage opposite the dwelling which is the left hand side of the block of three. There is also additional car parking space. Level garden enjoying a south westerly aspect set down primarily to lawn with patio, dwarf stone walling and rockery..



- Considerably extended
- Surprisingly well proportioned
- Three bedrooms and two bathrooms
- Master bedroom with en-suite dressing room and en-suite shower room
- 11506 sq ft of accommodation
- Semi rural fringe of the town with nearby renowned primary schooling
- Gas central heating, double glazing and solar water panels
- Spacious living room with log burner
- Two garages, ample parking and drive
- EPC:D Council Tax Band: D Tenure:







Floor 0 Building 1



Floor 1 Building 1



Approximate total area⁽¹⁾

1506 ft²

Reduced headroom

42 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

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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