



Cherry Tree Grove, Mastin Moor Chesterfield S43 3AF

welcome to

Cherry Tree Grove, Mastin Moor Chesterfield

**** Guide Price £115,000 - £120,000****

A traditional semi-detached home benefitting from comfortable lounge, kitchen/diner, utility, three generous bedrooms and shower room. The property occupies a generous plot and would benefit some from cosmetic renovation throughout.

Entrance Porch

Exterior door opens into an entrance porch with ample space for remove and store coats and shoes. With interior door to:

Entrance Hall

A welcoming central hall with stairs to the first floor, radiator and doors to:

Living Room

The living room feels bright and inviting with a sweeping double glazed bay window to the front elevation bathing the space in natural light. The living room centres around a feature fireplace, giving the space a cosy feel. With fitted carpet and radiator.

Kitchen/Diner

The kitchen diner is the perfect hub for busy family life. The kitchen is fitted with a selection of wall, base and drawer units with complimentary worktops over, which incorporate a stainless steel sink and drainer unit. The dining area offers space for a dining suite and complimentary furnishings to taste, set in front of sliding double glazed doors opening to the garden - perfect for summer entertaining. With radiator and door to:

Utility

This functional additional space houses the property's cooker and provides extra storage together with a double glazed door to the garden.

First Floor Landing

Carpeted stairs ascend to a central landing area with loft access and doors to:

Bedroom One

A generous double bedroom fitted with a

compliment of fitted wardrobes with mirrored doors which provide ample storage, With fitted carpet, radiator and double glazed window.

Bedroom Two

A second comfortable double with fitted carpet and wardrobes, radiator and double glazed window

Bedroom Three

A generous single, which could be utilised as a home office if required. With fitted carpet and wardrobes, radiator and double glazed window.

Shower Room

The spacious shower room is fitted with a large walk in shower cubicle with complimentary vanity hand-wash basin and low level WC. The shower room benefits from partial tiling, radiator and frosted double glazed window.

Outside

The property sits back from the road at the head of a generous low maintenance frontage with mature hedge boundaries. To the rear, the property offers a generous plot with large mature lawn and patio area for summer BBQ.s. It also includes three sheds with space for an ample amount of storage and keeping the garden neat and tidy.

Agents Note

Prospective purchasers are advised this property is of a non-standard construction type - Please contact branch for more information

Agents Note - Aml Fee

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the



property purchase does not go ahead.



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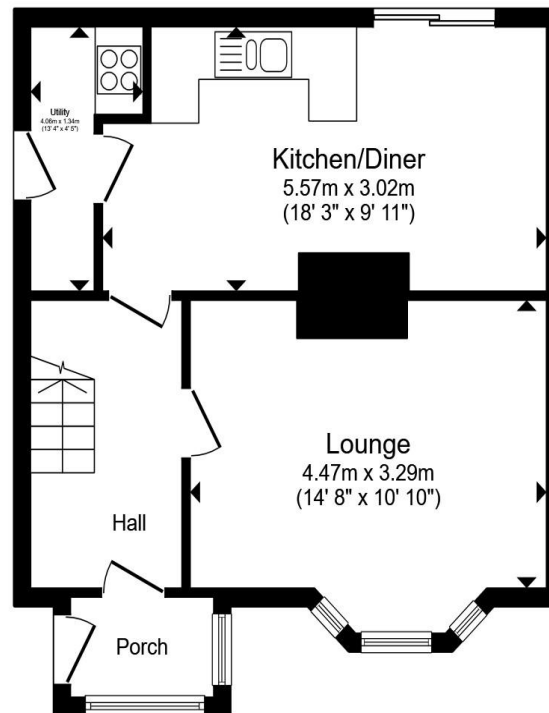
Cherry Tree Grove, Mastin Moor Chesterfield

- **Guide Price £115,000 - £120,000**
- NON-STANDARD CONSTRUCTION
- Council Tax Band A
- Some Modernisation Required
- Three Comfortable Bedrooms

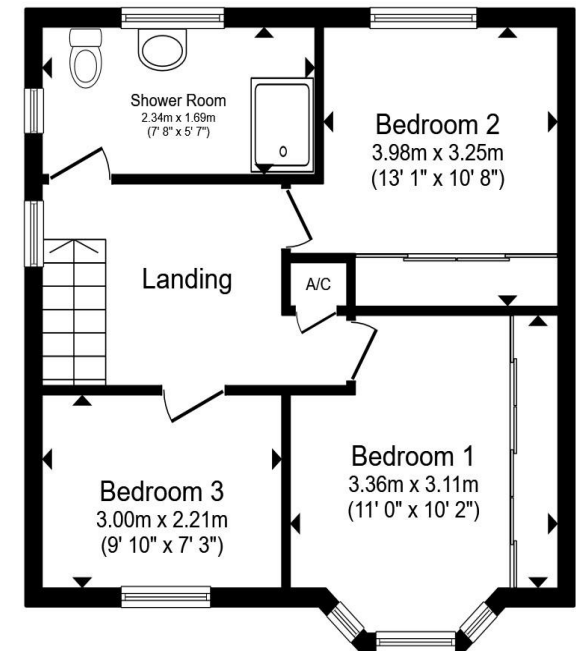
Tenure: Freehold EPC Rating: D
Council Tax Band: A

guide price

£115,000



Ground Floor



First Floor

Total floor area 86.9 m² (935 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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Property Ref:
CSF103668 - 0009

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