



£210,000 Freehold

6 VICARAGE WALK | CLOWNE | CHESTERFIELD | S43 4FH

BuckleyBrown
ESTATE AGENTS

LEGAL FEE INCENTIVE

THREE STOREY LIVING... Located in Clowne, this delightful three storey, three bedroom semi detached townhouse oozes space and style from the moment you step inside. This home is situated in a brilliant location, ensuring you are within close proximity to local schools, amenities and transport links. Come on in...

Upon entry you are welcomed via the entrance hall, leading into the kitchen, you will find this is a great space for creating home cooked meals. To the rear of the home is the spacious reception room, a perfect setting to enjoy hosting friends and family or enjoying a quiet evening at home. A handy WC completes this floor.

On the first floor you will find two brilliant sized bedrooms, both neutrally decorated and with ample space to make your own. Along with the family bathroom.

The second floor houses the master bedroom, which features an en suite, providing a private retreat for relaxation.

Outside is a well maintained enclosed rear garden, with lawn and patio seating area, a perfect retreat to relax with family in the sun or host friends. To the front of the property is allocated parking.

This property presents a wonderful opportunity to enjoy contemporary living in a sought-after area. Do not miss the chance to make this lovely townhouse your new home. With its appealing features and prime location, it is sure to be the one for you.

Call today to view!





Entrance Hallway
Allowing access into:

Kitchen
Complete with ample matching cabinets and complimentary worktop over. Inset sink and drainer, oven and hob along with integrated appliances. Window to the front elevation.

Reception Room
A bright and spacious room, central heating radiator, handy under stairs cupboard and doors allowing access to the rear garden.

Downstairs WC
Low flush WC and hand wash basin, window to the front elevation.

Bedroom Two
Carpeted flooring, central heating radiator and window to the rear elevation.

Bedroom three
Carpeted flooring, central heating radiator and windows to the front elevation.

Bathroom
Low flush WC, hand wash basin, bath with overhead shower and frosted window.

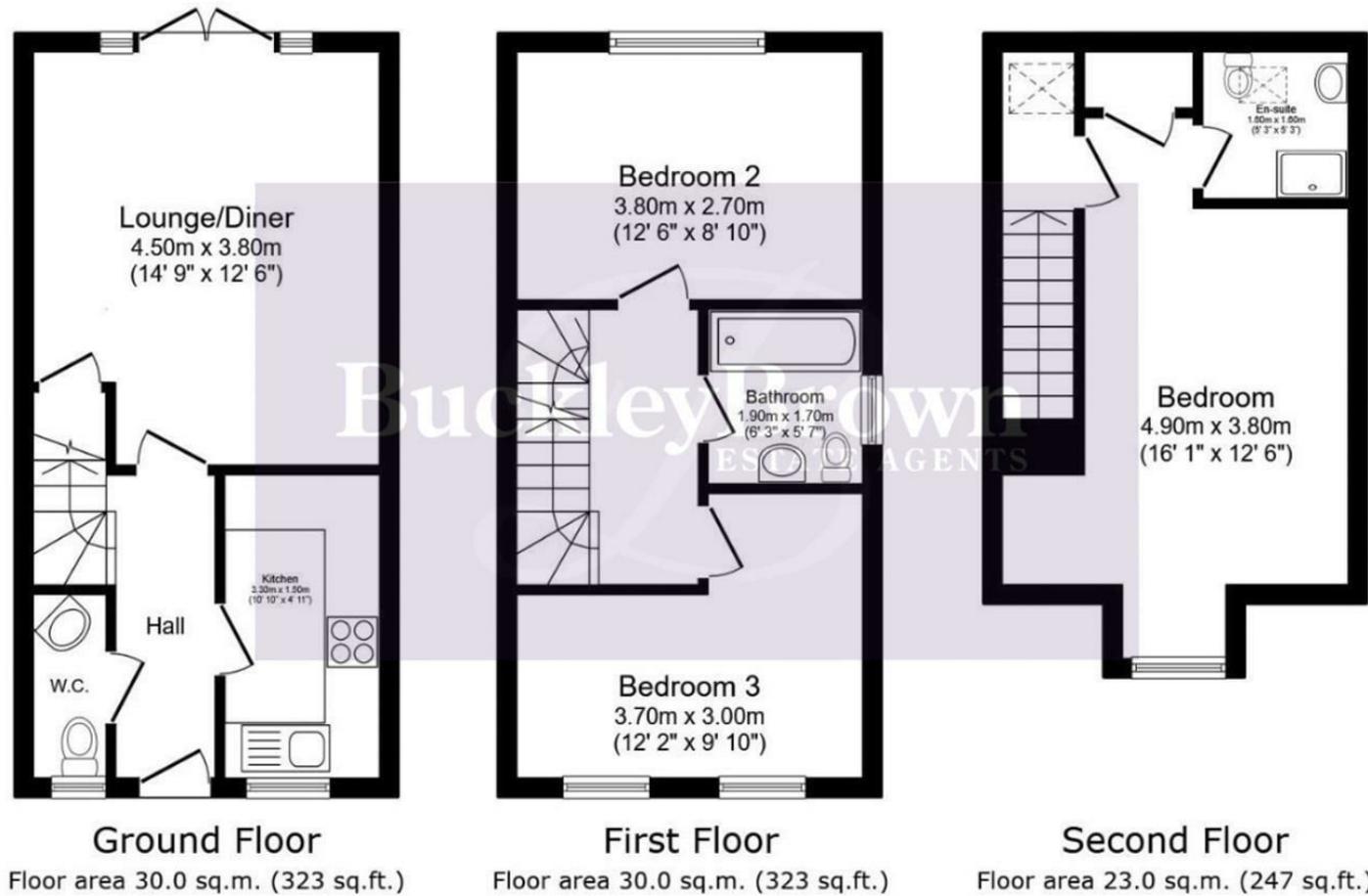
Bedroom One
Carpeted flooring, central heating radiator, window to the front elevation and access into the en-suite.

En-Suite
Low flush WC, hand wash basin, shower and velux window.

Outside

Low maintenance rear garden with lawn and patio areas. Allocated parking to the front.





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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		77	82
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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