



£190,000 Freehold

43 SHUTTLEWOOD ROAD | BOLSOVER | CHESTERFIELD | S44 6NU

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ESTATE AGENTS

CHARACTER MEETS COMFORT. Nestled on the charming Shuttlewood Road in Bolsover, Chesterfield, this delightful mid-terrace house, built in 1905, offers a perfect blend of character and modern living. The location is ideal, providing easy access to local amenities, schools, and picturesque parks, making it a wonderful place for families and professionals alike.

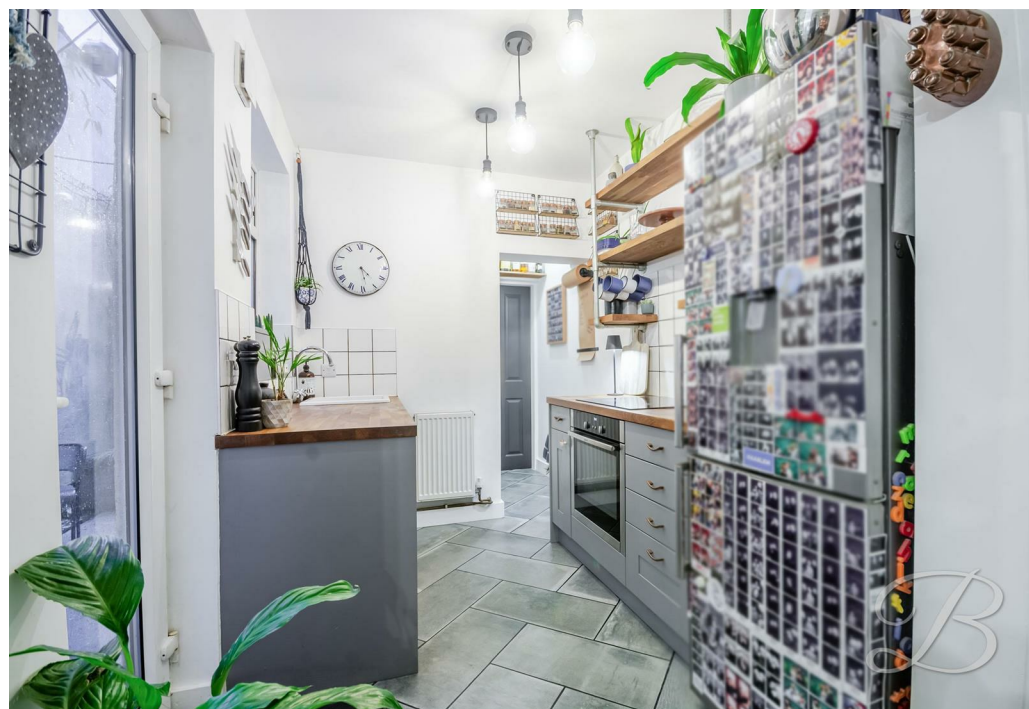
Upon entering the property, you are greeted by two inviting reception rooms that exude warmth and charm. These spaces are perfect for entertaining guests or enjoying quiet evenings with family. The well-proportioned layout allows for a seamless flow between the rooms, creating a welcoming atmosphere. The ground floor also features a functional kitchen, which is well-equipped for all your culinary needs. The ground floor also boasts a three piece suite.

Moving to the first floor, you will find three spacious bedrooms, each offering a unique character and ample natural light. These rooms provide a comfortable retreat for rest and relaxation, with the potential to be personalised to suit your style. Additionally, the first floor boasts a well-appointed shower room, ensuring convenience for the household.

The second floor features an additional bedroom with an en suite, enhancing the practicality of the home, especially for larger families. This level can also serve as a versatile space, ideal for a home office, playroom, or guest accommodation, catering to your specific needs.

Outside, the property benefits from an enclosed garden area, perfect for enjoying the fresh air or hosting summer barbecues. The outdoor space offers a delightful escape from the hustle and bustle of daily life, allowing you to unwind in a tranquil setting. The garden is also fully pet and child friendly due to the fence surrounding. This characterful home on Shuttlewood Road is a rare find, combining historical charm with modern comforts, making it an excellent choice for your next residence.

Call now to make your home.





Dining Room 12'5" x 12'2"
Laminate flooring, central heating radiator, feature fireplace and a window to the front elevation.

Living Room 12'5" x 12'11"
Tiled flooring, central heating radiator, fitted cupboard, feature fireplace and a window to the rear elevation. Open access through to the kitchen.

Kitchen 6'9" x 8'9"
Complete with a range of wall and base cabinets, inset sink with drainer, integrated appliances along with a window and an external door to the side elevation. Access to the ground floor bathroom.

Bathroom 6'9" x 7'10"
Neutral three piece suite comprising of a

hand wash basin, low flush WC, bath with an overhead shower and a window to the side elevation.

Landing
Leading access into;

Bedroom Two 10'9" x 9'1"
Laminate flooring, central heating radiator, built in wardrobe and a window to the front elevation.

Bedroom Three 8'11" x 10'1"
Laminate flooring, central heating radiator and a window to the rear elevation.

Bedroom Four 6'11" x 12'10"
Laminate flooring, central heating radiator and a window to the rear elevation.

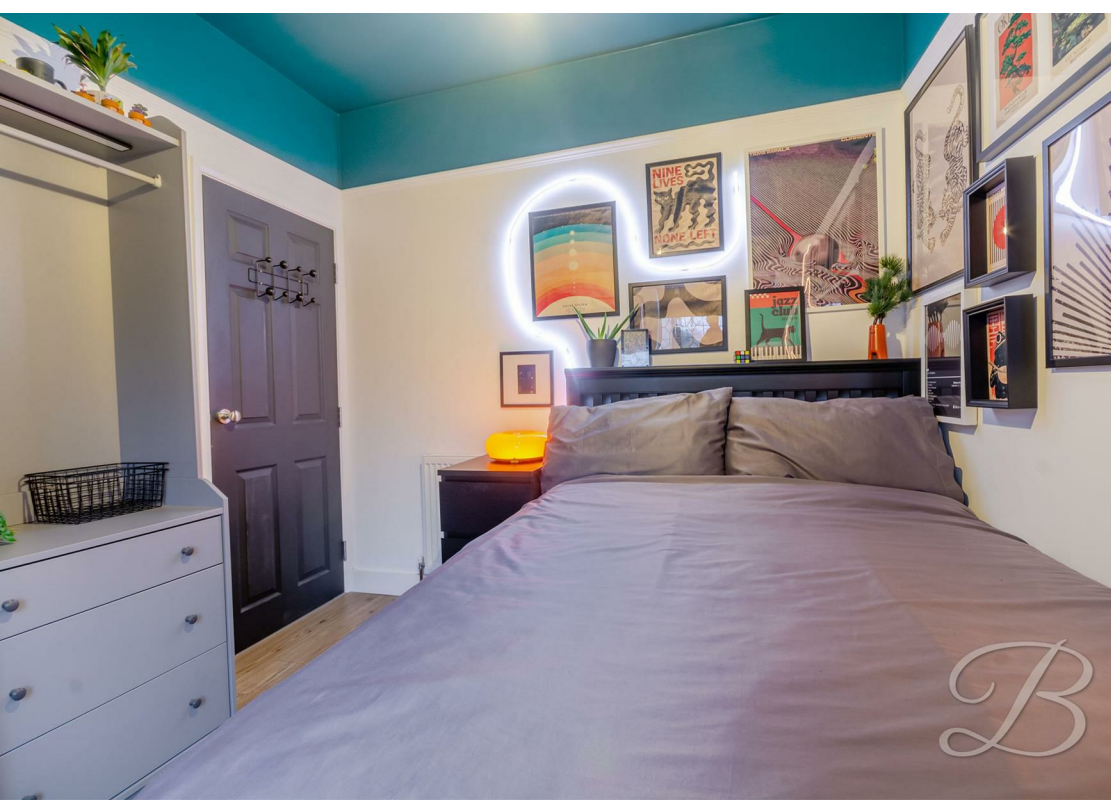


Shower Room 8'11" x 2'7"
Three piece suite comprising of a hand wash basin, low flush WC and a shower.

Principal Suite 11'1" x 12'1"
Laminate flooring, central heating radiator, en suite and a window to the rear elevation.

En suite 8'0" x 6'5"
Stylish three piece suite comprising of a hand wash basin, low flush WC, shower and a velux window.

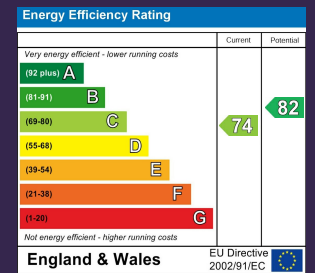
Outside
Low maintenance frontage with gated entrance leading up to the front door whilst the rear garden boasts a well maintained lawn, private driveway and garage.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.
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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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