



£280,000 Freehold

PLOT 24, THE NAR WILLOW GRANGE | MASTIN MOOR | CHESTERFIELD | S43 3LE

BuckleyBrown
ESTATE AGENTS

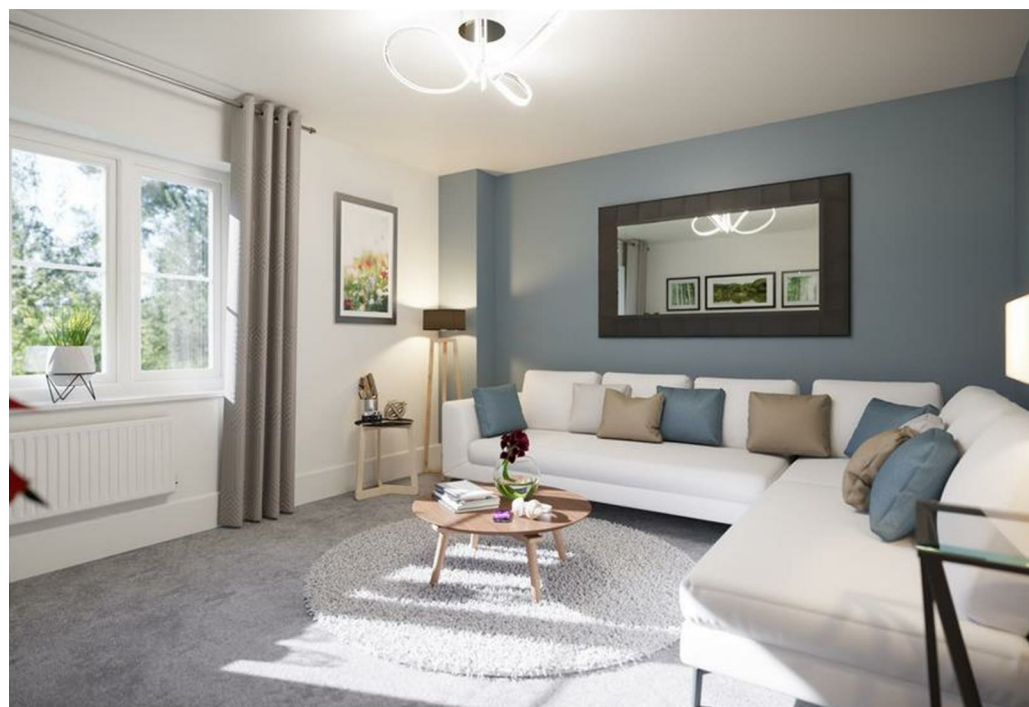
COME ON IN...

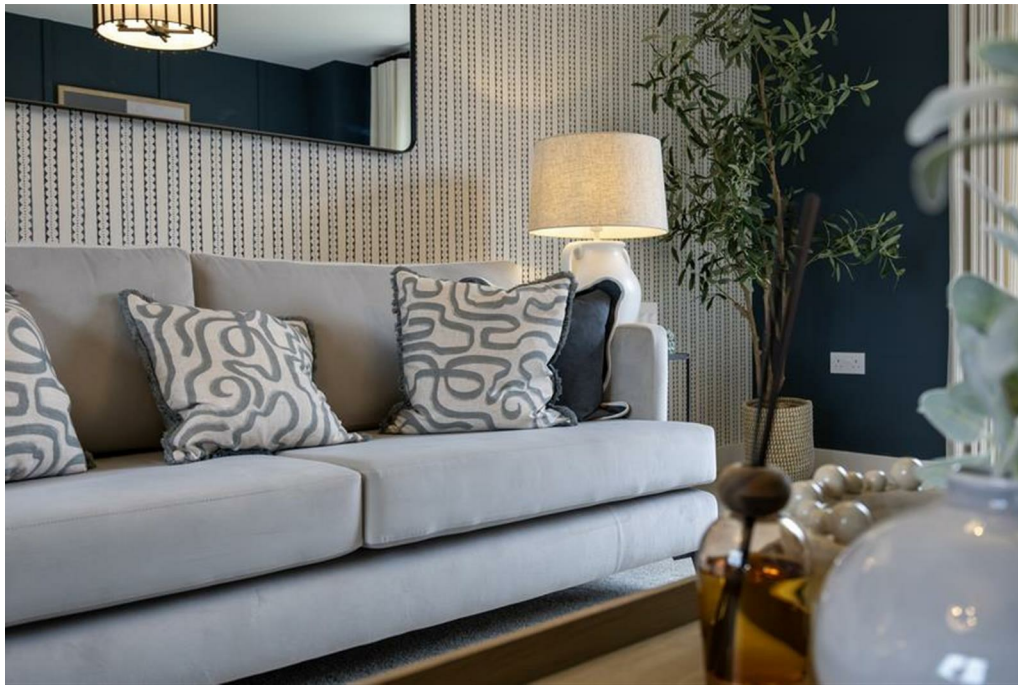
Designed with modern lifestyles in mind, The Nar offers a well-balanced layout combining generous living space with practical storage throughout. The welcoming hallway leads to a spacious living room, providing the perfect setting for relaxing, entertaining or spending time with family.

To the rear of the home, the open-plan kitchen and dining area creates a sociable heart of the house, with direct access to the garden, making indoor-outdoor living effortless during the warmer months. A convenient cloakroom and useful understairs storage add further practicality to the ground floor.

Upstairs, the home features three well-proportioned bedrooms, offering flexibility for growing families, home working or guest accommodation. The spacious principal bedroom benefits from a dual-aspect outlook, filling the room with natural light, while bedrooms two and three are served by a contemporary family bathroom. A handy storage cupboard on the landing helps keep the home organised and clutter-free.

For further information or to arrange a site visit, please contact BuckleyBrown today on 01246 605121 or visit our local branch.





Location

Sit within Mastin Moor you will find the area offers a quiet and peaceful setting, benefiting from countryside views and local walks close by. With easy access to transport links and routes, it makes travelling to areas such as Chesterfield, Staveley and Bolsover an ease, along with commuting further afield due to its proximity to the M1. You will also find schools, shops and further amenities at hand, making every day living easy.

Key Features

- 10 year NHBC Buildmark warranty
- Timber Frame Construction
- PV Solar Panels
- Air Source Heat Pump
- EV Car Charges

Agent Note

The images shown are for illustrative purposes only and each home may vary.

Kitchen/Diner 17'10" x 8'5"

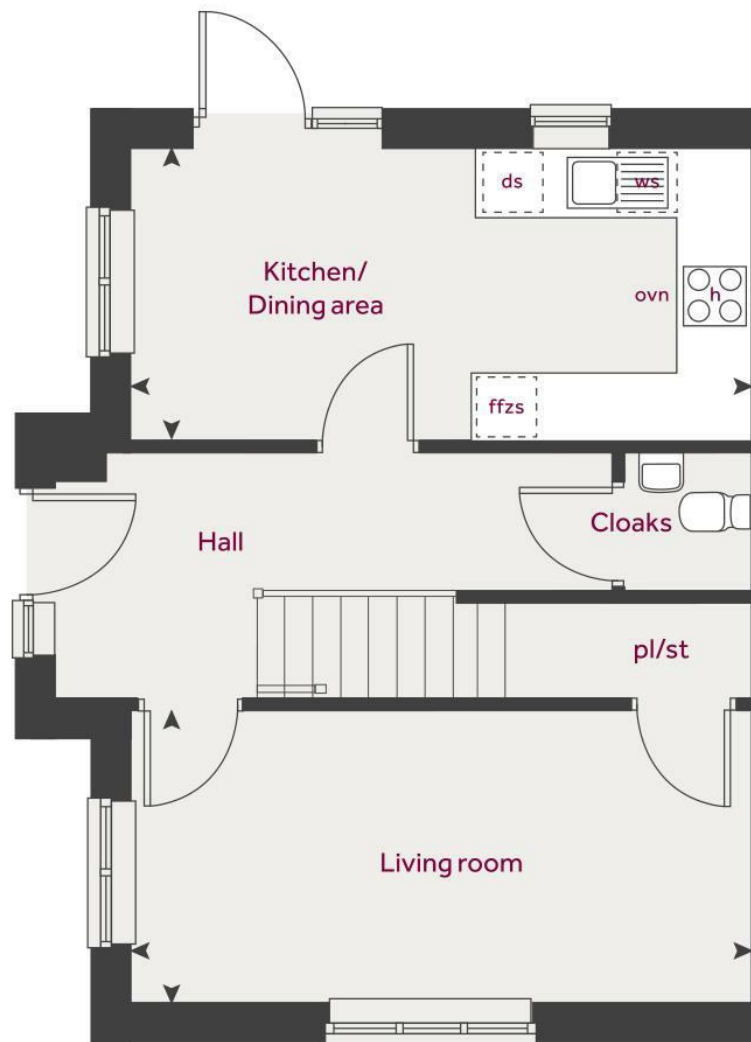
Reception Room 18'0" x 8'5"

Bedroom One 18'0" x 8'6"

Bedroom Two 9'8" x 8'7"

Bedroom Three 8'7" x 8'0"





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		
(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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