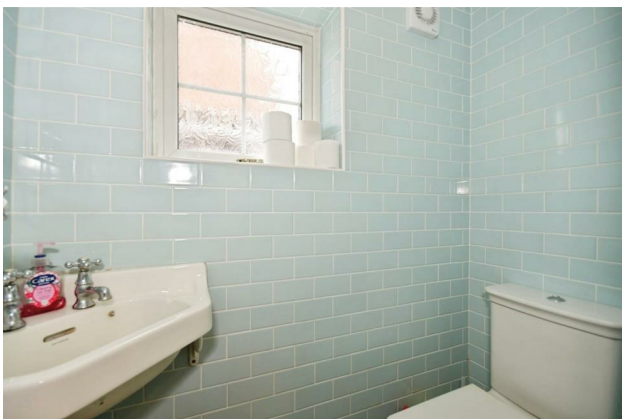


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HERE TO GET *you* THERE

11 Purbeck Avenue, Brockwell, Chesterfield, S40 4NP

Guide Price £300,000 - £325,000



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Property Images



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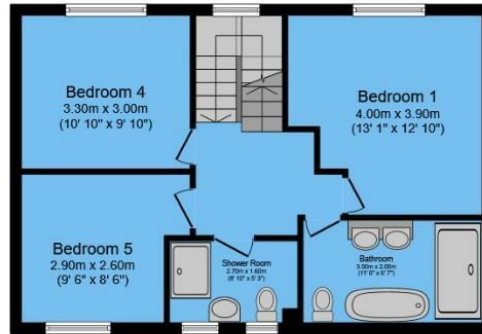
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Property Images

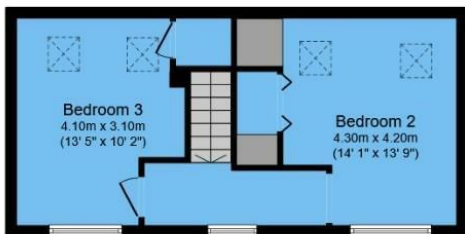




Ground Floor



First Floor



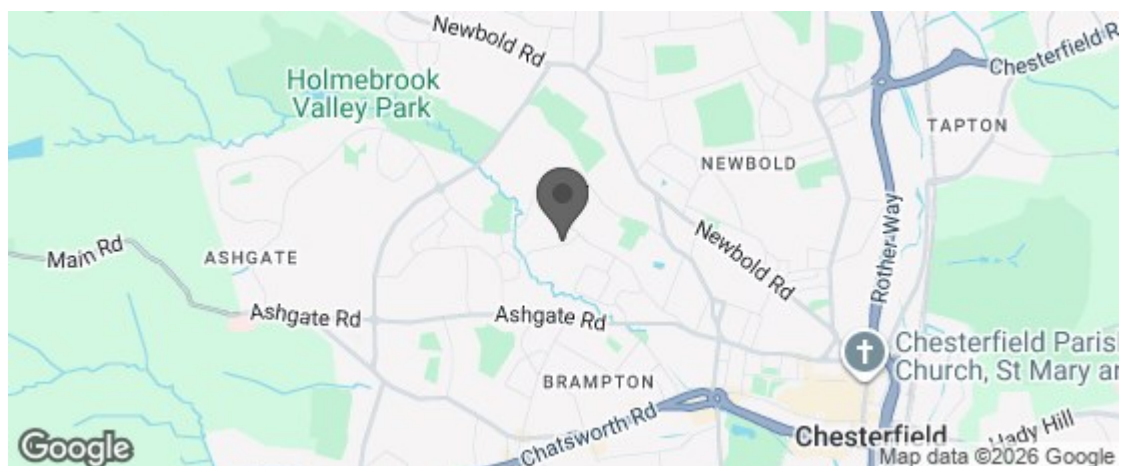
Second Floor

Total floor area 147.3 sq.m. (1,586 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).

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		63	78
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Unit 4, The Glass Yard Sheffield Road, Chesterfield, S41 8JY

Tel: 01246 540540 Email: Chesterfield@hunters.com <https://www.hunters.com>

GUIDE PRICE OF £300,000 TO £325,000

HIGHLY POPULAR LOCATION - FIVE BEDROOM FAMILY HOME - SET ACROSS THREE FLOORS.

Purbeck Avenue is a popular residential location, well regarded for its peaceful setting and convenient access to a wide range of local amenities. The area offers excellent transport links, reputable schools, nearby parks and everyday shopping facilities, making it particularly appealing to families and professionals alike. Residents benefit from a friendly neighbourhood atmosphere while remaining within easy reach of the town centre and surrounding commuter routes. With a blend of established homes and green surroundings, Purbeck Avenue combines practicality with a welcoming community feel.

Well presented throughout, this property comprises:- entrance porch, entrance hall with stairs rising to the first floor, dual aspect lounge, modern fitted breakfast kitchen / diner with bi-fold doors out onto the rear garden, with utility room & downstairs WC for practicality.

The first floor houses three good sized bedrooms, TWO BATHROOMS, one four piece bathroom with free standing bath & large walk-in shower, the other combined shower room / WC.

On the second floor are two large double bedrooms both with built in storage.

GOOD SIZED PLOT, set on a 0.11 acre, externally the property has driveway parking, front garden which could create further parking should you require (subject to permission), an attached garage & private rear garden with greenhouse.

SUPERB FAMILY HOME WHICH MUST BE VIEWED - CONTACT HUNTERS NOW TO ARRANGE YOURS!

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