

Wallfields Close, Findern, Derbyshire, DE65 6QL  
£270,000





\*\*\*\* PART CONVERTED GARAGE  
\*\*\*\* QUIET VILLAGE LOCATION  
\*\*\*\* Beautifully presented detached family home offering a hall, lounge and dining room, fitted kitchen, three bedrooms and a family bathroom. Enclosed rear garden, drive and a single garage with storage to the front and converted to the rear, currently used as a home gym. The current owners have plans and planning permission for a 2 storey extension.

INTERNAL VIEWING HIGHLY RECOMMENDED.



## HALL

Side entrance door into the hall with upvc double glazed window, radiator and stairs to the first floor.

## LOUNGE

Upvc double glazed window to the front, radiator and arch to -

## DINING ROOM

Upvc double glazed double doors onto the garden, radiator and door to the kitchen.

## KITCHEN

Fitted wall mounted, base and drawer units with work surfaces and a sink and drainer unit. Fitted oven and hob, integrated fridge freezer and dishwasher, plumbing and space for a washing machine. Under stairs storage cupboard, Upvc double glazed windows and a door to the garden.

## FIRST FLOOR LANDING

Doors to -

## BEDROOM 1

Fitted wardrobes and cupboards, upvc double glazed window and radiator.

## BEDROOM 2

Upvc double glazed window and radiator.



## BEDROOM 3

Upvc double glazed window and radiator.







## BATHROOM

Panel enclosed bath with a shower and shower screen, vanity sink unit with wash hand basin and storage under and matching cupboards above, low flush wc, upvc double glazed window and radiator.

## OUTSIDE

Front lawn, side drive to the garage with up and over door to the front storage area. Gated access to the enclosed rear garden with a paved patio areas, lawn and a personal door into the rear converted part of the garage which is currently used as a home gym, would also be an office, playroom or bar.





