



Chesterfield Road, Matlock, DE4 3GA

Asking Price Of £349,950

NO UPWARDS CHAIN - NEW TO THE MARKET - SMARTMOVE HOMES are pleased to present this ideally situated three bedroom family home. Located within Highfield school catchment this property is perfect for a family or commuters alike. Internally there is a large living room, spacious open plan kitchen, sitting/dining room, utility area/WC and integral garage. To the first floor there are three good sized bedrooms with countryside views and modern four piece bathroom suite. Outside there is off road parking for several cars and low maintenance rear garden with patio area. Contact Smartmove Homes to arrange your viewing today.



Property Description

GROUND FLOOR

ENTRANCE PORCH

UPVC sliding door to front elevation with tiled floors.

HALLWAY

Stained glass window to front elevation with tiled floor and central heating radiator.

LIVING ROOM

12' 6" x 12' 3" (3.81m x 3.73m) Bay window to front elevation, multi fuel log burner with stone hearth and central heating radiator.

OPEN PLAN KITCHEN

12' 8" x 8' 11" (3.86m x 2.72m) Window to rear elevation, five ring range cooker and extractor over, matching base units with sink and drainer, understairs storage with space for tall fridge freezer.

SITTING/DINING ROOM

12' 3" x 11' 0" (3.73m x 3.35m) UPVC Sliding doors to rear elevation and central heating radiator.

UTILITY AREA WITH WC

Window into garage, space and plumbing for washing machine, single sink and WC.

REAR HALLWAY

Door to side elevation.

GARAGE

15' 11" x 9' 6" (4.85m x 2.9m) Manual up and over door.

FIRST FLOOR





LANDING

Window to side elevation, loft access and central heating radiator.

MASTER BEDROOM

12' 6" x 11' 6" (3.81m x 3.51m) Bay window to front elevation and central heating radiator with countryside views.

BEDROOM TWO

12' 3" x 11' 6" (3.73m x 3.51m) Window to rear elevation and central heating radiator.



BEDROOM THREE

8' 5" x 7' 11" (2.57m x 2.41m) Window to front elevation and central heating radiator with countryside views.

BATHROOM

9' 3" x 8' 5" (2.82m x 2.57m) Obscure window to rear elevation, storage cupboard, four piece bathroom suite, double shower cubicle, wash basin, wc, bath and central heating radiator.

OUTSIDE

REAR GARDEN

Enclosed rear garden with paved patio area around the rear, step up to lawned area with planted borders and mature trees.

OFF ROAD PARKING

Tarmac driveway with off road parking for 3/4 vehicles, small lawn area with planted borders.

OTHER INFORMATION

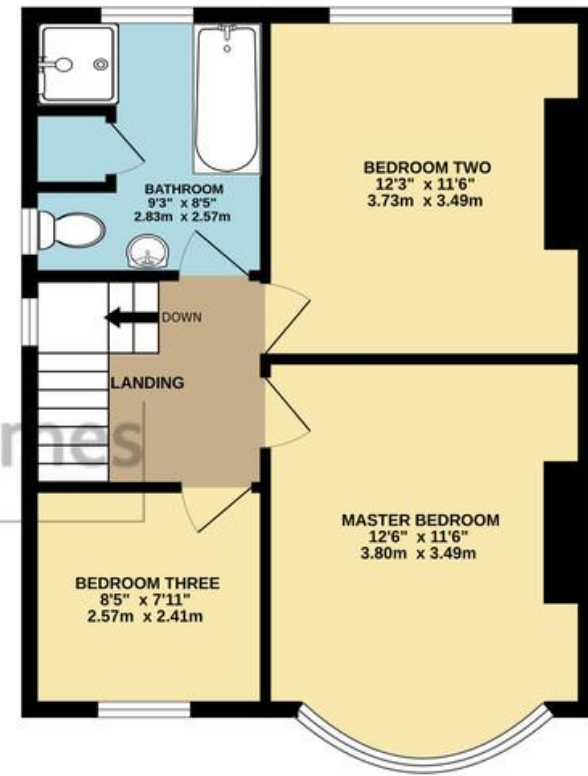
EPC rating D

Tenure freehold





GROUND FLOOR
692 sq.ft. (64.3 sq.m.) approx.



1ST FLOOR
491 sq.ft. (45.6 sq.m.) approx.

TOTAL FLOOR AREA : 1183 sq.ft. (109.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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