Robert Ellis

look no further. . .

Chertsey Court
West Hallam, Derbyshire DE7 6LJ

A THREE BEDROOM END TOWN HOUSE OFFERED FOR SALE WITH NO UPWARD CHAIN.

£199,950 Freehold

ROBERT ELLIS ARE PLEASED TO BRING TO THE MARKET WITH THE ADDED BENEFIT OF BEING SOLD WITH NO UPWARD CHAIN THIS THREE BEDROOM END TOWN HOUSE SITUATED IN THIS POPULAR AND ESTABLISHED DERBYSHIRE VILLAGE LOCATION.

With accommodation over two floors, the ground floor comprises entrance porch, living room and spacious dining kitchen. The first floor landing provides access to three bedrooms and a bathroom suite.

The property also benefits from gas fired central heating from combination boiler, double glazing, off-street parking, garage within a block and gardens to the front and side/rear.

The property is located in this popular and established Derbyshire village location which offers easy access to open countryside, as well as nearby shops and amenities in Ilkeston town centre, and an array of transport links.

We believe the property will make an ideal first time buy or family home and we highly recommend an internal viewing.

ENTRANCE PORCH
7'4" x 4'0" (2.25 x 1.24)
uPVC front entrance door with double glazed windows to the front and side of the door, meter cupboard with useful shelving space above, wall light point, further panel and glazed door to the living room.

LIVING ROOM
14'10" x 13'9" (4.54 x 4.20)
Double glazed window to the side (with fitted roller blind), radiator, media points, staircase rising to the first floor, decorative wood spindle balustrade, further panel and glazed door to the dining kitchen.

DINING KITCHEN
15'6" x 9'6" (4.74 x 2.92)
The kitchen comprises a matching range of fitted base and wall storage cupboards, with contrasting roll top work surfaces incorporating single sink and draining board with central mixer tap and tiled splashbacks. Fitted four ring gas hob with extractor over and oven beneath. Plumbing and space for under-counter kitchen appliances, boiler cupboard housing the gas fired combination boiler for central heating and hot water purposes, glass fronted crockery cupboards, double glazed windows to both the front and side (the front with fitted roller blind), radiator, ample space for dining table and chairs, uPVC panel and double glazed exit door to outside.

FIRST FLOOR LANDING
Doors to all bedrooms and bathroom.

BEDROOM ONE
12'1" x 10'5" (3.70 x 3.18)
Double glazed window to the front, radiator, loft access point.

BEDROOM TWO
11'4" x 10'4" (3.46 x 3.17)
Double glazed window to the front, radiator.

BEDROOM THREE
7'9" x 6'5" (2.38 x 1.98)
Double glazed window to the side, radiator.

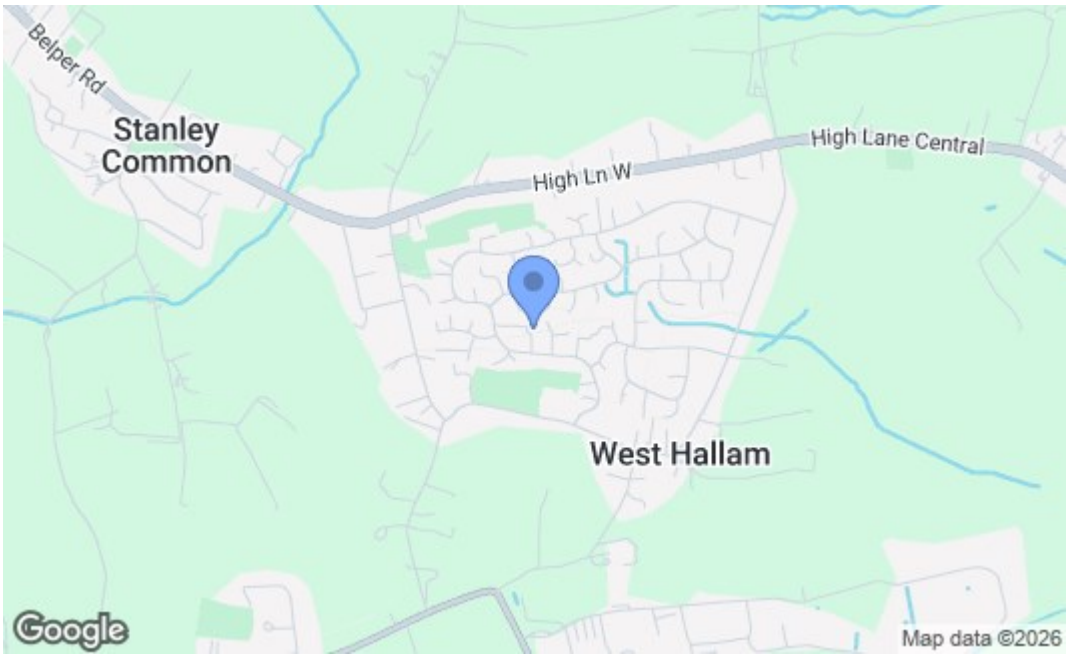
BATHROOM
7'0" x 6'2" (2.14 x 1.89)
Three piece suite comprising panel bath with glass shower screen, shower attachment over, push flush WC, wash hand basin with mixer tap and storage cabinets beneath. Useful storage cupboard with shelving, tiling to the walls, radiator, mirror fronted bathroom cabinet, extractor fan, double glazed window to the side (with fitted roller blind).

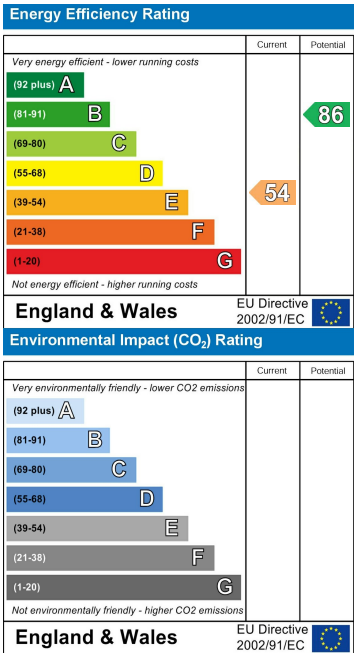
OUTSIDE
The property benefits from both a front and side enclosed garden, with the front being predominantly laid to lawn with a pathway providing access to the front entrance door. There is gated pedestrian access leading to the side/rear enclosed garden space. The side/rear garden is enclosed by timber fencing to the boundary lines and laid to lawn with rear access gate providing access to the garage block.

GARAGE BLOCK
The property benefits from a single garage within a block. Up and over door to the front.

PARKING
The property also benefits from a parking space to the front of the property, identified by the parking plaque designated for 8 Chertsey Court accessed via a lowered kerb entry point.

AGENTS NOTE
Some of the internal images have virtual staging to give an impression of how to furnish the property.





These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.

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