





10 Fenton Street

Eckington

Price Guide

£350,000

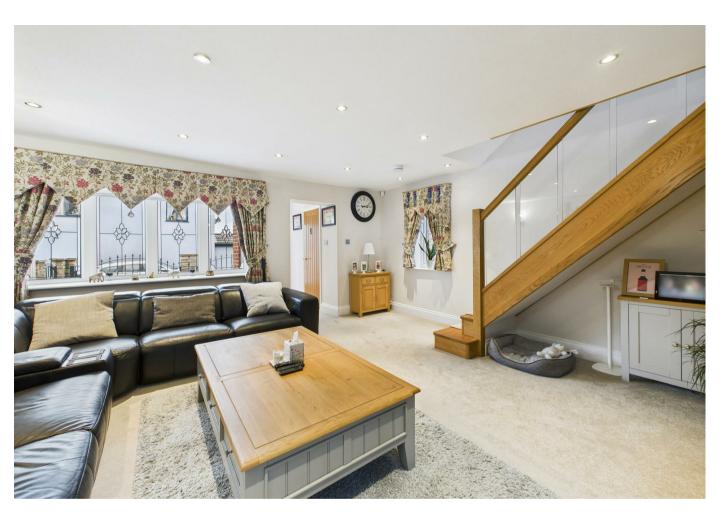
Guide Price £350,000 - £365,000

Situated in a quiet area yet only a few minutes walk from local shops and schools is this outstanding three double bedroomed and two bathroomed detached house which is perfect for a family.

The property benefits from having spacious accommodation throughout with the ground floor having underfloor heating with there being CCTV to the property and gardens, detached garage and shed/studio. The immaculately presented accommodation briefly comprising: entrance hall with cloakroom/WC, generous lounge with oak and glass staircase leading to the first floor and oak bi-fold door leading into the impressive dining kitchen with central island and a range of integrated appliances including induction hob, double oven, fridge and freezer, wine cooler and dishwasher. uPVC sliding door leads into the sun room at the rear which in turn has double doors onto the rear garden. First floor landing, double bedroom one to the front with ornate ceiling design and built in wardrobes to one wall, double bedroom two to the rear with built in wardrobes having sliding mirrored doors, large excellent family bathroom with free standing slipper bath, double sink unit, WC and separate walk in shower. Door from the landing leads into the master suite landing area (ideal for anyone working from home as could easily be utilised as an office). Stairs lead up to the second floor large master bedroom with superb en-suite bathroom again with slipper bath and separate shower.

Outside: gated off road block paved parking to the front, driveway to the side of the property to the detached garage with attached utility/shed. Patio entertaining area and lawns

- Spacious accommodation over three floors
- Considerably extended and improved
- Three double bedrooms and two bathrooms
- Impressive dining kitchen with integrated appliances including wine cooler
- Underfloor heating to the ground floor
- CCTV and intruder alarm for additional security
- Quiet location with schools and shops a short walk away
- Easy access to Dronfield, Chesterfield and Sheffield
- EPC: C
- Council Tax Band: C Tenure: Freehold





















While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' Written Quotations of credit terms available on request.'

