



8 Constable Close, Dronfield, S18 1TE



# 8 Constable Close

## £280,000

Deceptively well proportioned; this excellent three bedroomed semi detached house has been considerably extended to the rear creating a superb home ideal for a family standing on a small cul-de-sac within this well established and popular area well placed for a range of amenities including renowned schooling and park.

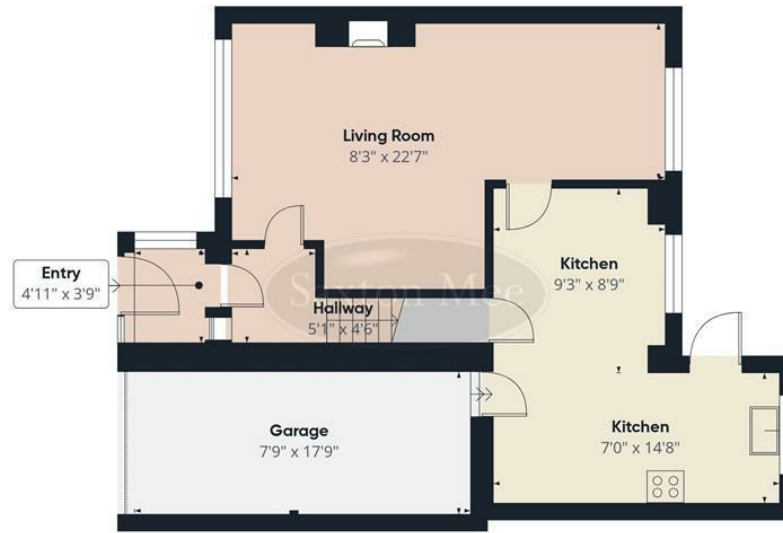
Benefitting from a new resin drive in January 2025, superbly equipped kitchen in August 2018 and tastefully refitted bathroom at the same time and a new roof in November 2022, the property offers gas fired central heating, uPVC double glazing and briefly comprise: porch, hall, nicely proportioned living/dining room, superbly equipped extended kitchen with an extensive range of units and personnel door to the attached garage, first floor landing with two double bedrooms, good single bedroom and excellent refurbished bathroom.

Resin drive with off road parking, lawned front garden patio and decking to the rear garden which again is mainly lawned. New party fence in March 2026.



- Superb family home
- Greatly extended and refurbished
- Re-tiled roof in November 2022
- New kitchen and bathroom in August 2018
- Detached garage and new resin drive laid down in January 2025
- Favoured cul-de-sac position
- Convenient locality
- Viewing recommended
- EPC: C
- Council Tax Band: B Tenure: Freehold





Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
979 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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