



101 Oakhill Road, Dronfield, S18 2EL



# 101 Oakhill Road

## £290,000

A great opportunity to acquire a well presented and nicely appointed 2/3 bedroomed detached bungalow which forms part of this well established and popular locality, standing within easy reach of a good range of local amenities including nearby parks, local schooling, Greendale shopping precinct, doctors and pharmacist.

Offered for sale with vacant possession and no upward chain the property has been attractively refurbished largely around 2021 and is ideal for a couple or the retired and was originally built as a three bedroomed property with the main bedroom utilised as a dining area and opened up into the main living area. This could be altered back to the original layout at a relatively normal cost again giving three outright bedrooms.

Offering gas fired central heating via a Worcester central heating boiler and many new windows, the property briefly comprises: entrance porch, inner hall, nicely equipped kitchen with built in appliances and bay window overlooking the garden, good sized living room with feature fireplace, electric fire and sliding patio door to the superb conservatory built by 'Classic Windows' around 2021, dining room which opens through from the living room with shutters to the windows, double front facing bedroom taking advantage of the views and having a bay window and built in wardrobes, second single bedroom and superb shower room attractively refurbished around 2021 with underfloor heating.

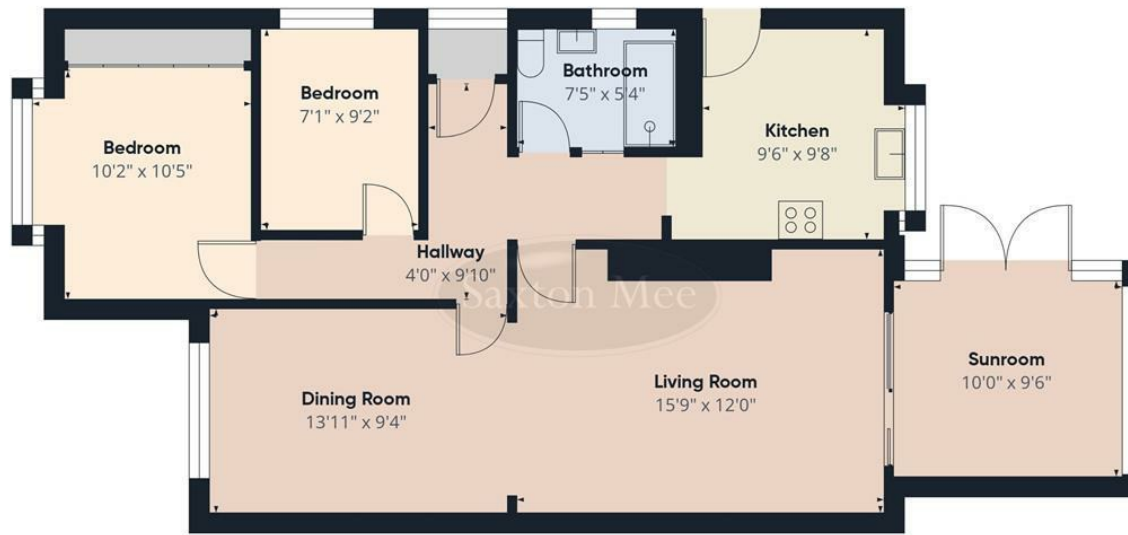
Block paved drive provides off road parking and access to the detached garage with the private low maintenance rear garden being split level and extensively paved and having a gravelled rockery.



- Truly superb 2/3 bedroomed detached bungalow
- Extensively refurbished in 2021
- Superb new shower room with underfloor heating, kitchen and conservatory (built by Classic Windows)
- Nicely proportioned accommodation
- Low maintenance rear garden
- Many new windows and Worcester gas fired combination boiler
- Vacant possession - no upward chain
- Popular residential locality
- Viewing recommended
- EPC: E Council Tax Band: C Tenure: Leasehold







Floor 0 Building 1



Floor 0 Building 2

Approximate total area<sup>(1)</sup>  
982 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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