



5 Brambling Court, Hady, Chesterfield, S41 0ED

- NO CHAIN
- SOUTHERLY FACING REAR GARDEN
- THREE BEDROOMS
- 0.13 ACRE PLOT
- DETACHED FAMILY HOME
- VIEW NOW

Offers In The Region Of £270,000

HUNTERS®
HERE TO GET *you* THERE

FAMILY HOME TO MAKE YOUR OWN - ON A SUPERB PLOT - IN A QUIET CUL DE SAC!

Easy reach to the Chesterfield Town Centre and train station, M1 J29 & 29A, and minutes from Chesterfield Royal Hospital. Walking distance to the local well performing junior school.

OFFERED WITH NO CHAIN - AVAILABLE NOW -
THREE BEDROOM DETACHED HOUSE WITH
POTENTIAL TO EXTEND (subject to planning
permission).

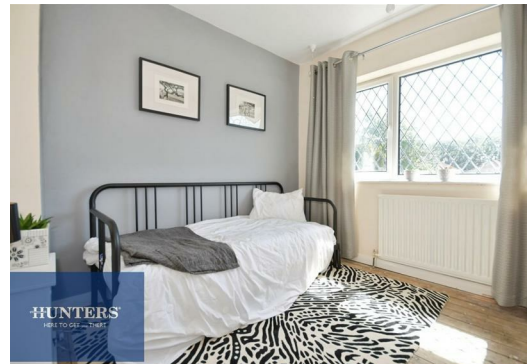
The property comprises:- entrance hall with stairs
rising to first floor & understairs cupboard, boxed
windowed lounge, dining room with large store, kitchen
open plan with rear door to the garden.

On the first floor are three well proportioned bedrooms
bathroom & separate WC.

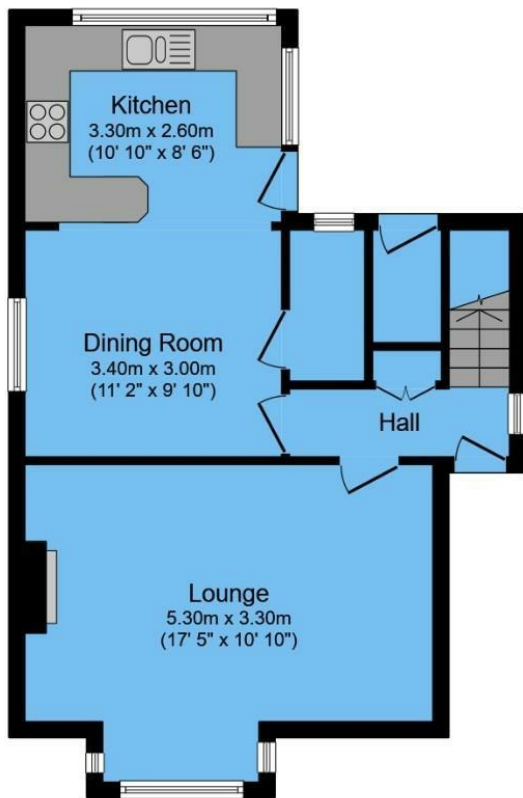
Externally, there is a front lawn, long drive with
detached garage & PRIVATE, SOUTHERLY FACING
rear garden - a great space to adapt to all needs.

VIEWINGS AVAILABLE NOW, BY APPOINTMENT
ONLY - CALL HUNTERS TO BOOK YOURS!

FREEHOLD | COUNCIL TAX BAND C







Ground Floor



First Floor

Total floor area 88.8 sq.m. (956 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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Viewing

Please contact our Hunters Chesterfield Office on 01246 540540 if you wish to arrange a viewing appointment for this property or require further information.



ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents

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