

HUNTERS[®]

HERE TO GET *you* THERE

SOLED

subject to contract

6 North Side, New Tupton, Chesterfield, S42 6BW

- NO CHAIN
- SEMI DETACHED HOUSE
- DRIVEWAY PARKING
- POPLAR LOCATION
- THREE BEDROOMS
- MODERN KITCHEN
- REAR GARDEN
- VIEW NOW

Guide Price £160,000



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GUIDE PRICE OF £160,000 TO £165,000

Offered with no onward chain, this well-presented three-bedroom semi-detached home is perfectly located in the heart of New Tupton, a popular village to the south side of Chesterfield.

The property offers spacious and practical living accommodation, featuring a modern fitted kitchen, a generous lounge/diner. Upstairs comprises two double bedrooms and a versatile box room, ideal as a nursery, home office, or dressing room and the shower room with WC.

Externally, the home boasts driveway parking, and a private rear garden with a patio and lawned area, perfect for outdoor entertaining or relaxing in the sun.

Located within easy reach of Clay Cross village, highly regarded secondary schools, and an abundance of local amenities, the area also benefits from fantastic access to country walks, including the Five Pits Trail, and excellent transport links via the M1 (Junction 29).

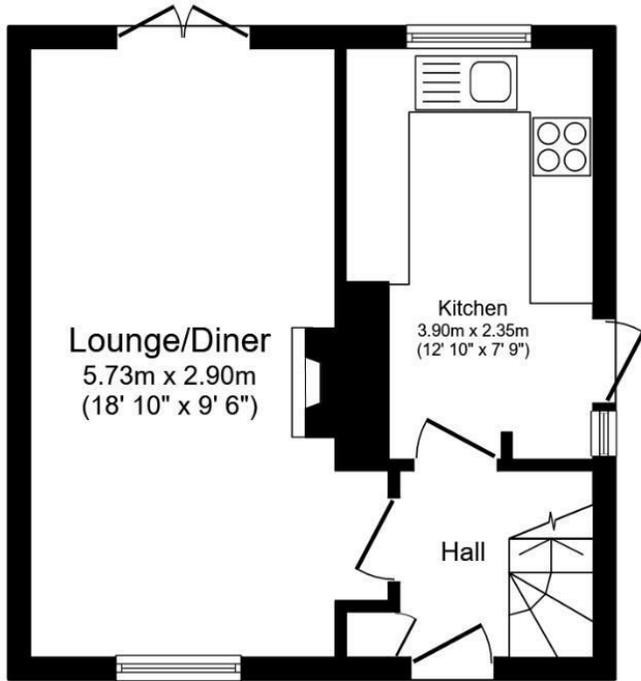
This property is ideal for first-time buyers, young families, or investors looking for a conveniently located and low-maintenance home.

FREEHOLD | COUNCIL TAX BAND A

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

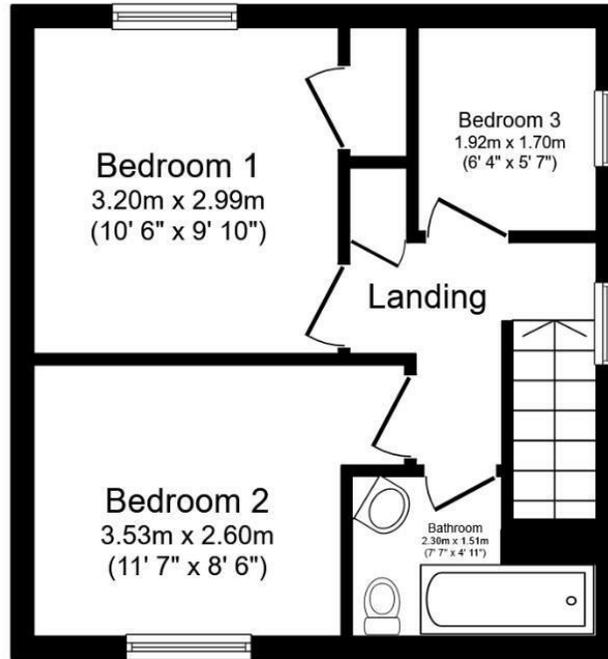






Ground Floor

Floor area 30.7 sq.m. (330 sq.ft.)



First Floor

Floor area 30.7 sq.m. (330 sq.ft.)

Total floor area: 61.3 sq.m. (660 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



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

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

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.



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