



## 51 Highland Road, New Whittington, Chesterfield, S43 2EZ

- NO UPWARD CHAIN
- MODERN KITCHEN
- TWO BEDROOMS WITH FITTED WARDROBES
- DRIVEWAY PARKING
- READY TO MOVE STRAIGHT INTO
- GOOD SIZED LOUNGE
- EASY TO MAINTAIN GARDEN
- CALL HUNTERS NOW

**Offers In The Region Of £180,000**

**HUNTERS®**

HERE TO GET *you* THERE



## No Chain – Move-In Ready Two-Bedroom Semi-Detached Bungalow on a Corner Plot

Positioned on a desirable corner plot in the sought-after North side of Chesterfield, this well-presented two-bedroom semi-detached bungalow in New Whittington offers comfortable, single-level living with no onward chain—ideal for downsizers, first-time buyers, or anyone seeking a low-maintenance lifestyle.

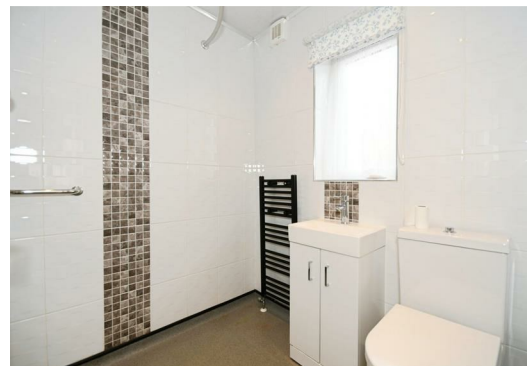
The property is conveniently located within walking distance of a variety of local amenities including shops, a pharmacy, butchers, hairdressers and more. It also falls within the catchment area for New Whittington Primary School and Whittington Green Secondary School, making it a practical choice for families. For those who enjoy the outdoors, the picturesque Chesterfield Canal is just a short stroll away, while excellent transport links provide easy access to Sheffield, Dronfield, and the M1 (Junction 29).

Internally, the accommodation is well laid out and ready to move into. The entrance hallway opens into a modern fitted kitchen, flowing into a bright and comfortable lounge. There are two bedrooms, one featuring fitted wardrobes, and a fully tiled wet room with a three-piece suite.

Additional features include gas central heating, uPVC double glazing, and a low-maintenance rear garden, perfect for relaxing or entertaining. The property also benefits from driveway parking for one vehicle.

An ideal blend of comfort, convenience, and location – call Hunters now!

Freehold, Tax Band B, EPC Rating D.










## ENERGY PERFORMANCE CERTIFICATE

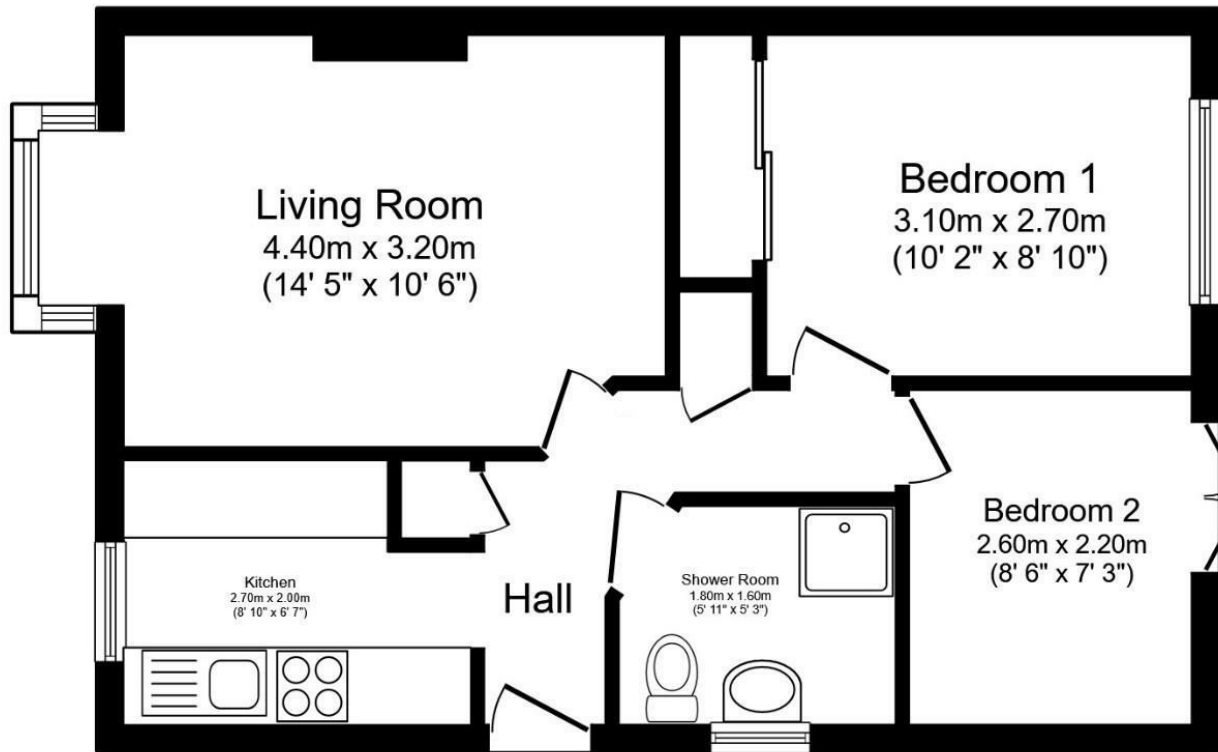
The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>88</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>56</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>		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



**Floor Plan**

Floor area 45.3 sq.m. (488 sq.ft.)

Total floor area: 45.3 sq.m. (488 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](http://www.Propertybox.io)

## 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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