







4 King Street South, Chesterfield, S40 2TR

- GUIDE PRICE OF £110,000 TO £120,000
- A BLANK CANVAS TO MAKE YOUR OWN!
- CONVENIENT LOCATION
- TWO BEDROOMS - SEMI DETACHED
- ENCLOSED GARDEN
- VIEWING ADVISED NOW!

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HERE TO GET *you* THERE

Guide Price £110,000

*****GUIDE PRICE OF £110,000 TO £120,000*****

TWO BEDROOM SEMI-DETACHED PROPERTY - GREAT FIRST TIME BUYER HOME OR INVESTMENT OPPORTUNITY - A BLANK CANVAS TO MAKE YOUR OWN!

Situated in an EXCELLENT LOCATION just a short distance from the town centre, this well-positioned home enjoys easy access to a wide range of local amenities, as well as a selection of popular pubs, restaurants, and transport links.

The property is entered via a welcoming entrance door leading into a spacious living room. From here, the layout flows through to the fitted kitchen, where the staircase provides access to the first floor. Beyond the kitchen is an inner hallway leading to the family bathroom and access to the rear garden.

To the first floor are two generously proportioned double bedrooms, offering flexible accommodation ideal for first-time buyers, couples, small families, or those looking to work from home.

Externally, the property benefits from an enclosed north-facing rear garden, providing a private outdoor space with plenty of potential to create your own garden retreat.

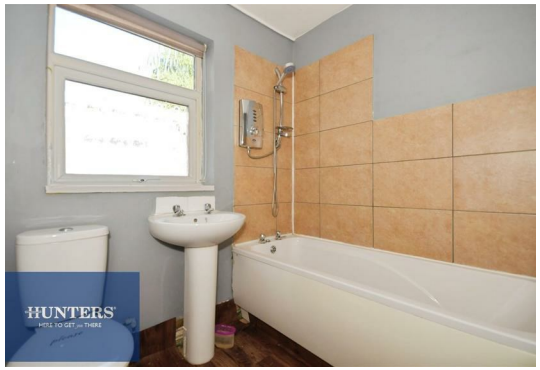
On street parking available.

Offering fantastic potential throughout, this property presents an excellent opportunity for buyers looking to put their own stamp on a home in a convenient and sought-after location.

FREEHOLD - COUNCIL TAX BAND A





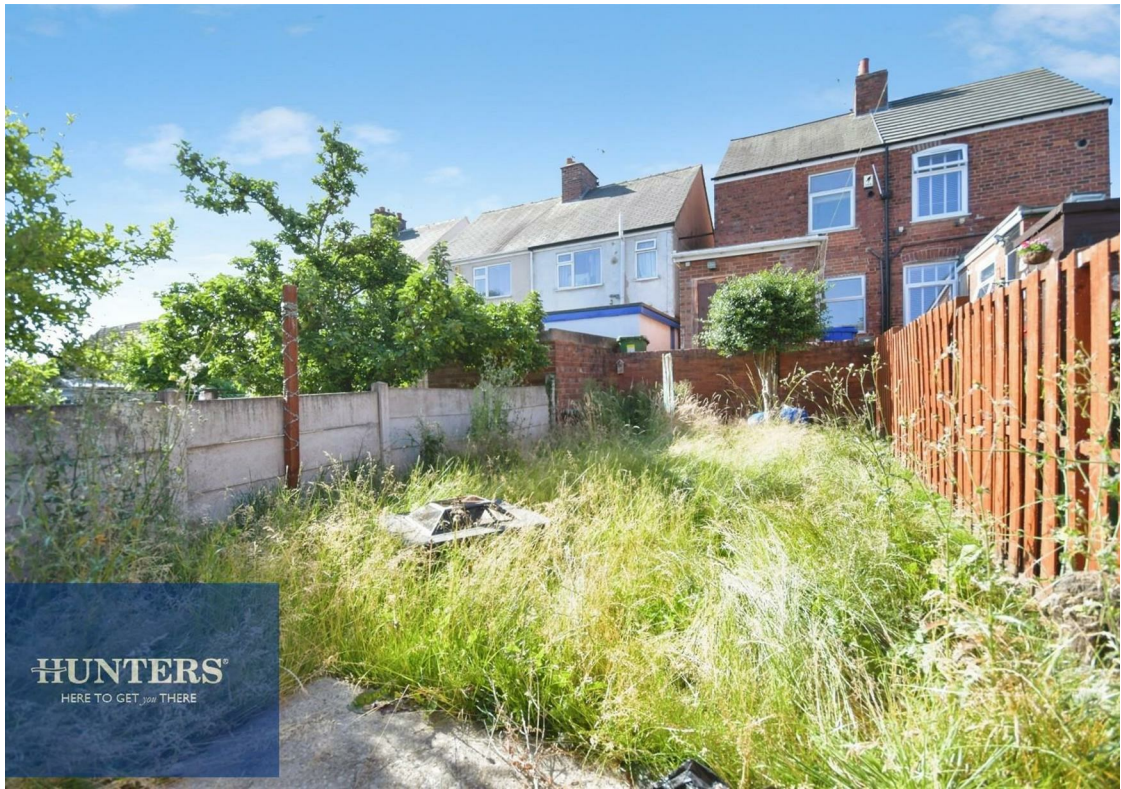


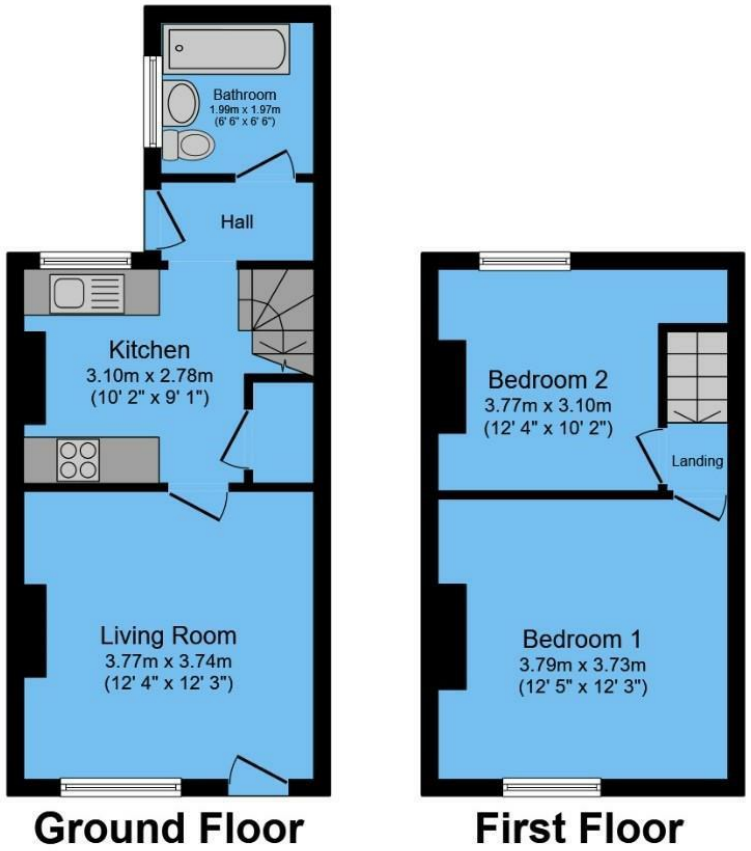



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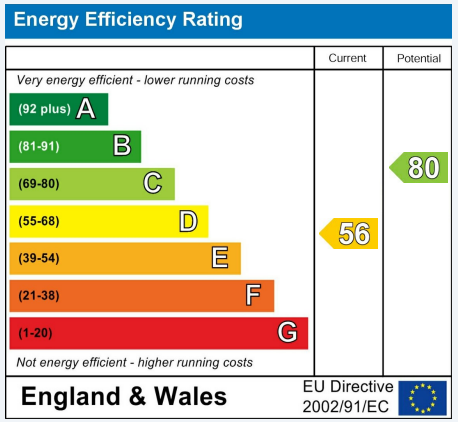


Total floor area 56.3 sq.m. (606 sq.ft.) approx

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). Powered by www.focalagent.com

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.



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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The Property Ombudsman