



## 65 Brookfield Park, Mill Lane, Old Tupton, Chesterfield, S42 6AF

- NO UPWARD CHAIN
- KITCHEN DINER
- TWO DOUBLE BEDROOMS
- DRIVEWAY PARKING
- IN NEED OF COSMETIC IMPROVEMENTS
- SPACIOUS LOUNGE
- GOOD SIZED GARDEN
- CALL HUNTERS NOW

**Offers Over £90,000**

**HUNTERS®**  
HERE TO GET *you* THERE

NEW LOWER PRICE OF OFFERS OVER £90,000

NO CHAIN, TWO DOUBLE BEDROOM DETACHED PARK HOME -  
FANTASTIC LOCATION.

Situated in a sought-after, peaceful park home site, this two-bedroom detached property offers a fantastic opportunity for those looking for a tranquil lifestyle. Enjoying stunning countryside views, the home is ideally located on the south side of Chesterfield, in the desirable area of Old Tupton, with easy access to Clay Cross village. The property is within close proximity to local amenities, highly regarded secondary schools, and beautiful country walks, including the popular Five Pits Trail. For commuters, it is also just a short distance from M1 J29.

In need of some cosmetic improvements, this well-proportioned home offers great potential. The accommodation comprises an entrance porch, an open-plan kitchen diner that flows into the spacious lounge, with doors leading to the utility/study area. Two generously sized double bedrooms offer plenty of space, while the bathroom features a three-piece suite.

The property benefits from uPVC double glazing throughout and LPG gas central heating.

Outside, to the rear, is a good-sized garden with a lovely patio area—perfect for enjoying the surrounding countryside views. There is also driveway parking available.

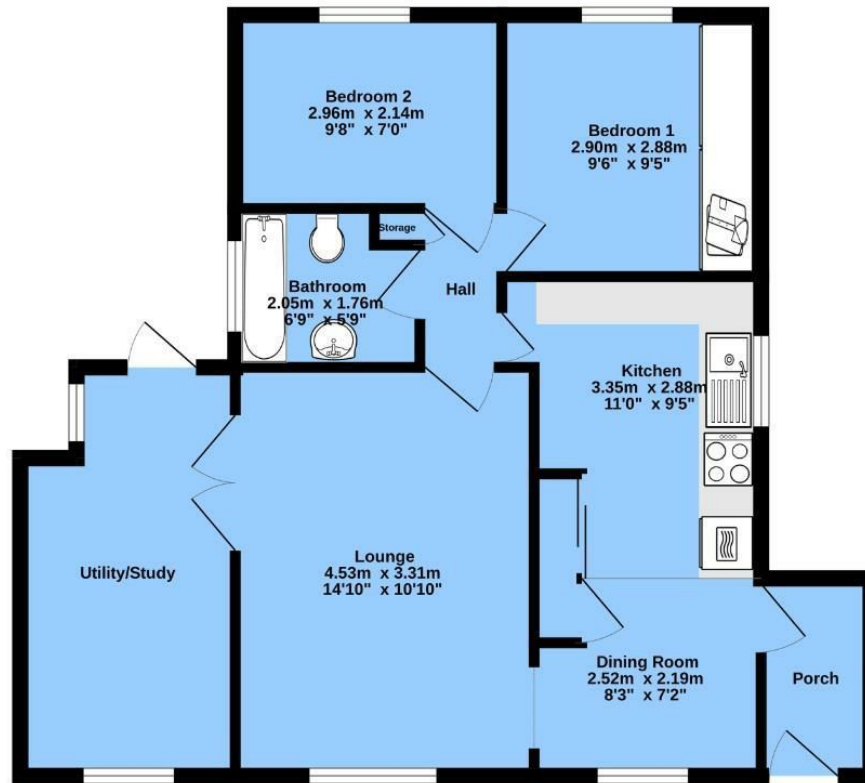
Exclusively for over 55s, this park home is an ideal choice for those looking to retire in a friendly and peaceful community. Don't miss out on this wonderful opportunity! Call Hunters today to arrange your viewing.

Cash buyers only | Council Tax Band A | Pitch Fee of £203.69 per month.





GROUND FLOOR  
62.0 sq.m. (667 sq.ft.) approx.



TOTAL FLOOR AREA : 62.0 sq.m. (667 sq.ft.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only.  
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## 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.



Unit 4, The Glass Yard Sheffield Road, Chesterfield, S41 8JY

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