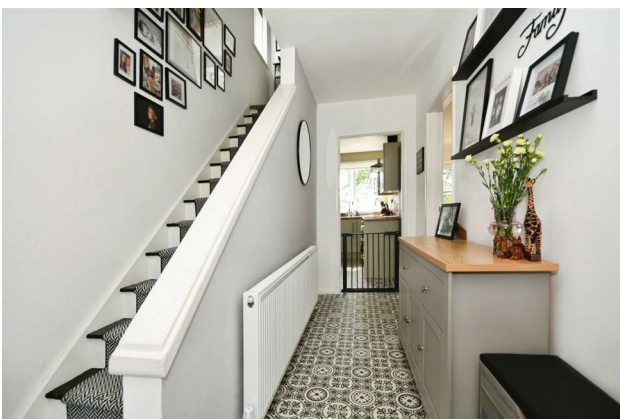


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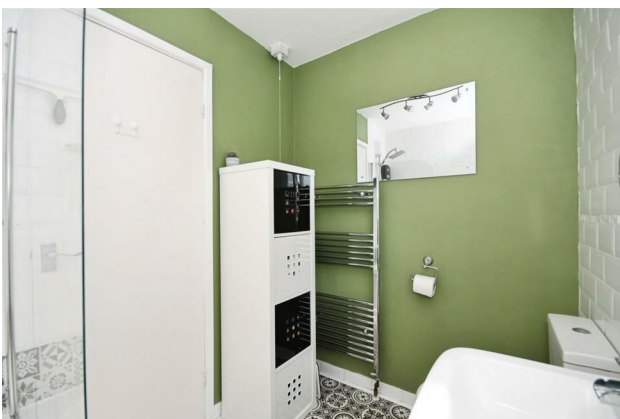
38 Parkland Drive, Wingerworth, Chesterfield, S42 6UU

Guide Price £245,000



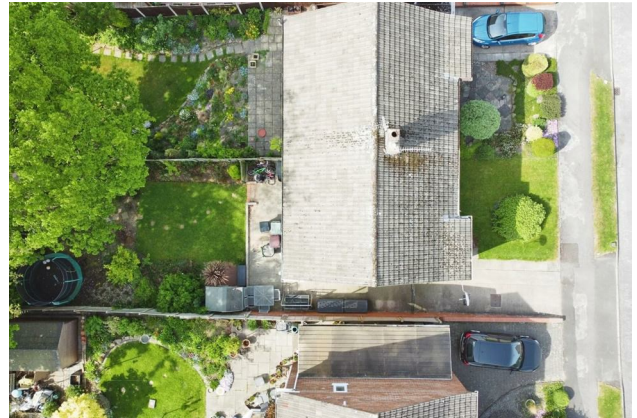
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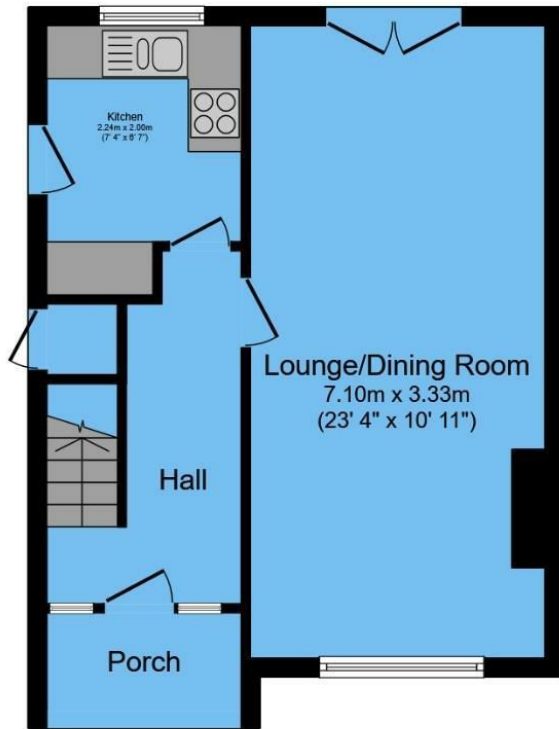
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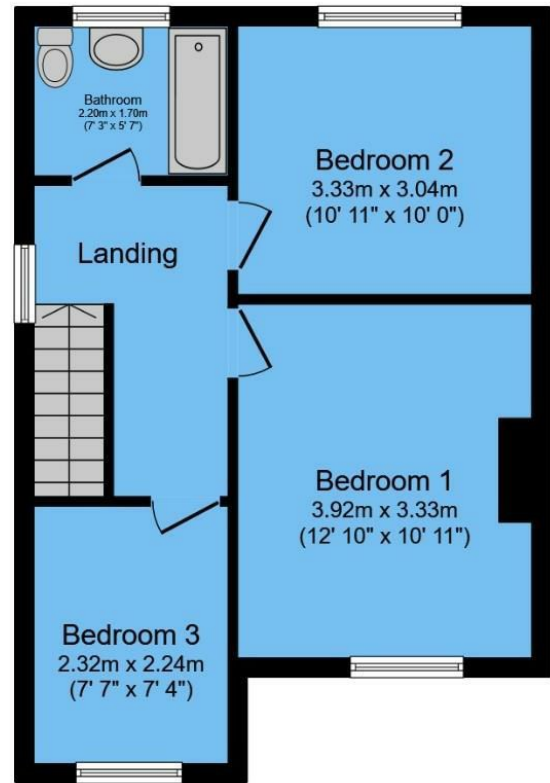
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Ground Floor



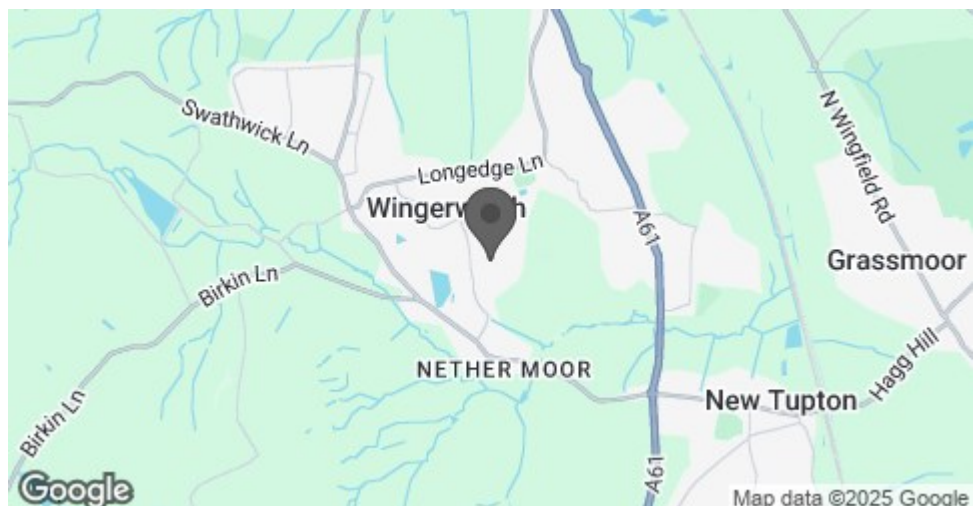
First Floor

Total floor area 84.3 m² (907 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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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		
	72	85
England & Wales	EU Directive 2002/91/EC	



GUIDE PRICE OF £245,000 TO £250,000

Welcome to this WELL PRESENTED, MODERN, THREE BEDROOM SEMI DETACHED HOUSE.

Situated in Wingerworth, a SUPERB, SOUGHT AFTER location, a convenient walk to Hunloke Park Primary & Preschool, ideal for commuter links, M1 access J29, close to local amenities, pubs & country walks!

Downstairs, this property comprises of the hallway, modern fitted kitchen, and the spacious lounge diner with doors out onto the rear garden.

Going upstairs, there are three well proportioned bedrooms, and a modern, tiled three piece suite bathroom.

Air source heat pump for heating and water, (gas connected to the property) and uPVC double glazed windows.

Gardens to the front and SOUTHERLY FACING rear, with patio space to the rear as well and driveway parking at the front.

A perfect family home, call Hunters to view now!

Freehold, Tax Band B, EPC Rating C.

• GREAT FAMILY HOME • SPACIOUS KITCHEN DINER • MODERN KITCHEN • 3 GOOD SIZED BEDROOMS • TILED BATHROOM • GARDENS FRONT AND REAR • DRIVEWAY PARKING • CALL HUNTERS NOW