4 Devonshire Road North, New Whittington, Chesterfield, S43 2BL

- NO CHAIN
- TWO RECEPTION ROOMS
- TWO BEDROOMS
- POPULAR AREA
- DOUBLE FRONTED TERRACE
- MODERN KITCHEN & UTILITY PORCH
- LARGE BATHROOM
- VIEW NOW

HUNTERS®
HERE TO GET *you* THERE

Offers In The Region Of £140,000

DOUBLE FRONTED - TWO BEDROOM TERRACE HOUSE - OFFERED WITH NO CHAIN!

Situated, the North side of Chesterfield - New Whittington - has it's own local amenities including shops, hairdressers, butchers, pharmacy & more, catchment area for New Whittington Primary schools & Whittington Green Secondary, within walking distance of the wonderful Chesterfield Canal & yet easy access to Sheffield, Dronfield & M1 J29.

READY FOR A FIRST TIME BUYER TO MOVE INTO - this property comprises:- entrance hall with stairs rising to the first floor, lounge, dining room with stairs down to the cellar, modern fitted kitchen with hob, oven, fridge, freezer & dishwasher, there is a rear utility porch with plumbing & space for washing machine & tumble dryer.

On the first floor are two double bedrooms & combined bathroom WC. There is a landing / dressing area.

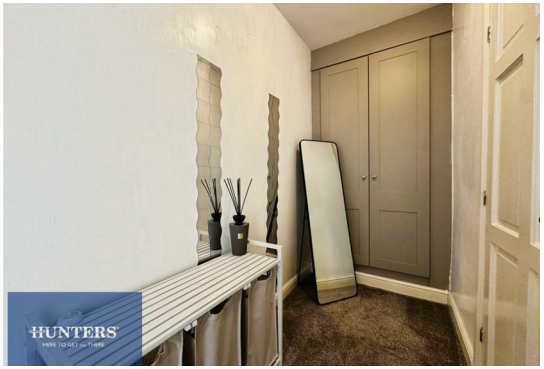
Externally there is on road parking, rear garden designed for low maintenance with Astro, flower beds & raised patio area for seating.

Gas central heating, uPVC double glazed & solar panels which are owned outright.

We believe this property would rent out at £800 per month - nearly a 7% yield!

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

FREEHOLD | COUNCIL TAX BAND A



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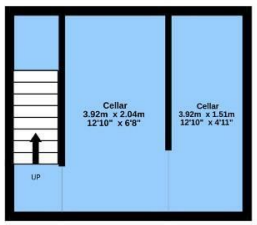
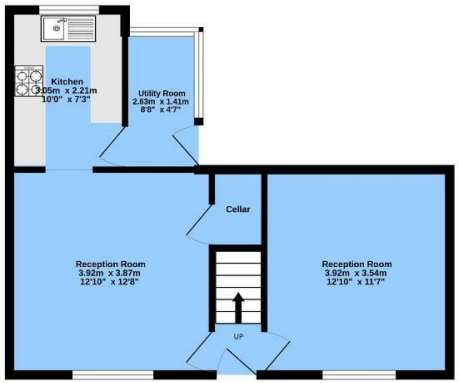
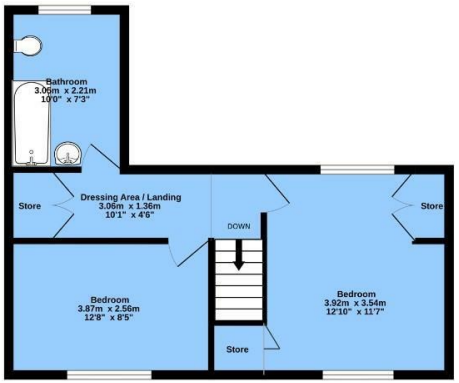
BASEMENT
17.8 sq.m. (192 sq.ft.) approx.



GROUND FLOOR
43.4 sq.m. (467 sq.ft.) approx.



1ST FLOOR
39.7 sq.m. (427 sq.ft.) approx.



TOTAL FLOOR AREA : 100.9 sq.m. (1087 sq.ft.) approx.

Measurements are approximate. Not to scale. Illustrative purposes only
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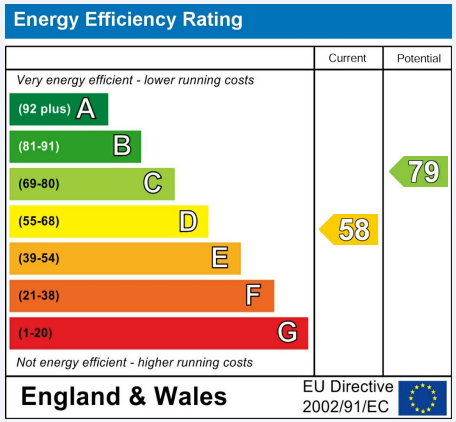
ENERGY PERFORMANCE CERTIFICATE

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.

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The Property Ombudsman