



## 14 Mansfeldt Crescent, Newbold, Chesterfield, S41 7BP

- 1930'S THREE BED SEMI
- EXTENDED FAMILY HOME
- DETACHED GARAGE WITH STORE
- NO CHAIN
- DRIVEWAY PARKING
- VIEW NOW

Offers In The Region Of £280,000

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

EXTENDED 1930'S, BAY WINDOWED FAMILY HOME IN A QUIET CUL-DE-SAC -  
DRIVEWAY PARKING & DETACHED GARAGE!

\*OFFERED WITH NO CHAIN\*

This wonderful home has been really well looked after over the years & most recently benefits from having a new roof in 2025.

Newbold is one of the most sought-after residential areas on the north westerly side of Chesterfield, offering the perfect balance of convenience, community and countryside.

Ideally positioned close to the town centre, Newbold provides easy access to a wide range of shops, cafés and amenities, as well as excellent transport links including the A61 and Chesterfield railway station, making it ideal for commuters. The area is also well served by reputable local schools and healthcare facilities, adding to its strong appeal for families and professionals alike.

One of Newbold's standout features is its proximity to beautiful green spaces. Residents can enjoy scenic walks through Holmebrook Valley Park, while the breathtaking landscapes of the Peak District National Park are just a short drive away - perfect for adventures.

This property comprises:- storm porch, entrance hall with understairs store, downstairs WC, front BAY WINDOWED lounge, further reception room / dining room with patio doors out onto the rear garden, fitted kitchen with under counter fridge, freezer, oven & hob with the utility room off the kitchen housing the combi boiler (washing machine & dryer inc subject to negotiation) with rear door out onto the garden.

The first has two double bedrooms (both with fitted wardrobes), a single bedroom & the modern, four piece bathroom.

Gas central heating & uPVC double glazed.

Externally the property has driveway parking, detached garage which is extended at the rear with a store & the SOUTH FACING rear garden with patio, lawn & flower beds - a brilliant outside space!

MUST BE VIEWED - BY APPOINTMENT ONLY - CALL HUNTERS NOW!

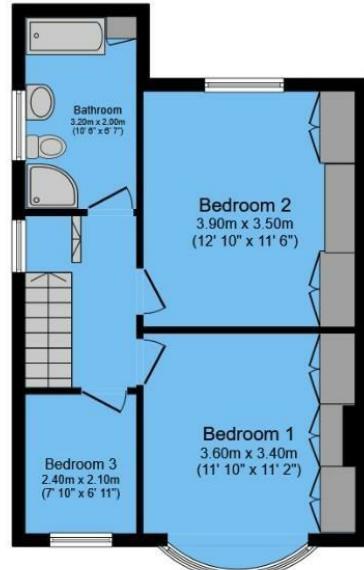
FREEHOLD | COUNCIL TAX BAND C







**Ground Floor**



**First Floor**

Total floor area 106.4 sq.m. (1,145 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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## 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.



## 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) 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		
England & Wales		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.

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