



38 Ulverston Road, Newbold, Chesterfield, S41 8EQ

- LARGE PLOT
- THREE BED SEMI
- MODERN INSIDE
- POPULAR LOCATION | GOOD SCHOOLS
- LOTS OF OFF ROAD PARKING
- GOOD SIZED BEDROOMS

Guide Price £190,000

HUNTERS[®]
HERE TO GET *you* THERE

Located in the popular area of Newbold close to amenities & schools is this superbly presented & spacious three bedroomed semi detached property with **LARGE CORNER PLOT**.

Being tastefully decorated throughout, the ground floor comprises:- entrance hall, lounge, open plan dining kitchen.

On the first floor is a modern bathroom & the three, well proportioned bedrooms.

Gas central heating.

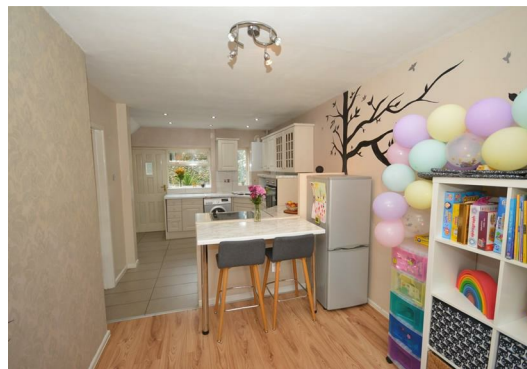
Large corner plot ideal for a family with private rear courtyard patio area.

Driveway parking & hard standing for several vehicles / caravan etc.

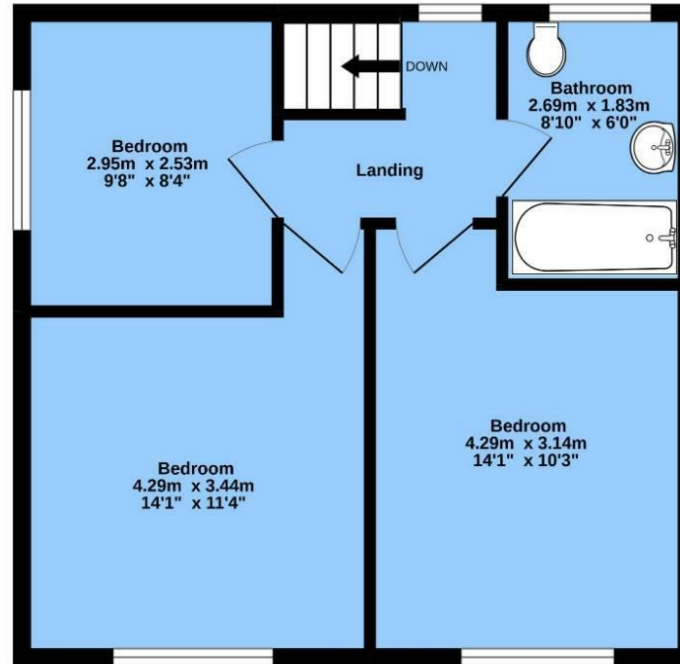
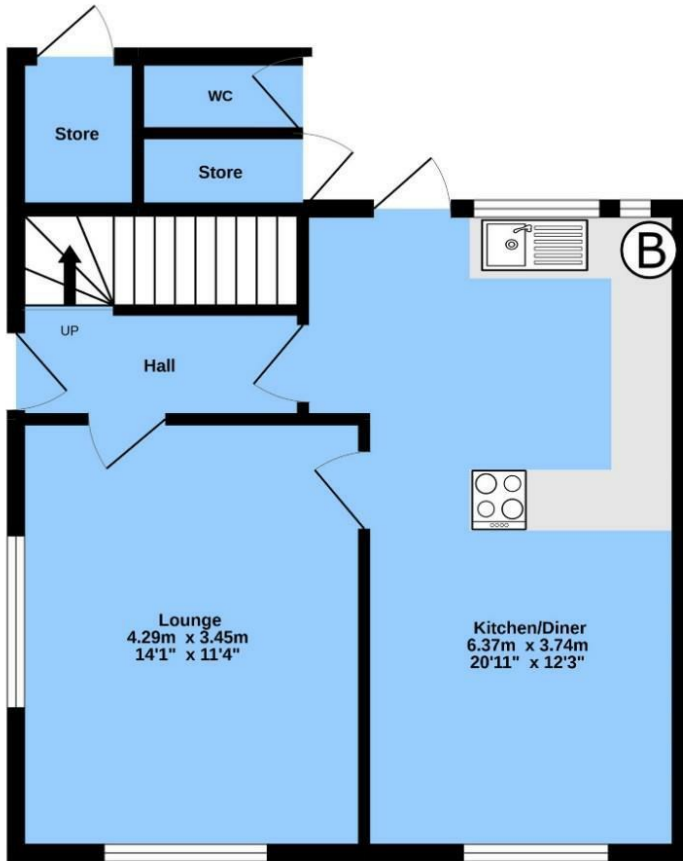
FREEHOLD.

We understand the council tax band is B under Chesterfield Borough Council.

BOOK YOUR VIEWING NOW, CALL HUNTERS - PHONES ANSWERED 24/7!







TOTAL FLOOR AREA : 88.1 sq.m. (948 sq.ft.) approx.
 Measurements are approximate. Not to scale. Illustrative purposes only
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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			86
(81-91) B			
(69-80) C			
(55-68) D		58	
(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

Unit 4, The Glass Yard Sheffield Road, Chesterfield, S41 8JY
 Tel: 01246 540540 Email:
 Chesterfield@hunters.com <https://www.hunters.com>