



26 Hedley Drive, Brimington, Chesterfield, S43 1BF

- CUL DE SAC LOCATION
- 4 PIECE SUITE BATHROOM
- SOUTH FACING GARDEN
- TAX BAND B EPC RATING D
- 3 DOUBLE BEDROOMS
- SPACIOUS KITCHEN
- PARKING FOR 2 CARS
- SOLD WITH NO CHAIN

Offers In The Region Of £230,000

HUNTERS®
HERE TO GET *you* THERE

Welcome to this NO CHAIN, 3 DOUBLE BEDROOM, SEMI DETACHED HOUSE, situated in the popular residential area of Brimington, in a CUL DE SAC LOCATION, close to village amenities and with great public transport connections to Chesterfield.

As you enter this property, you will find the lounge, spacious kitchen, WC, and modern conservatory.

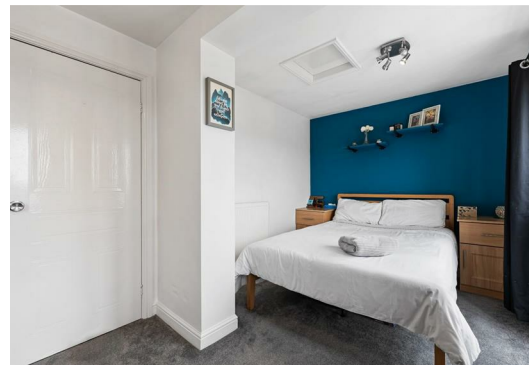
Going upstairs, there are 3 well proportioned bedrooms, and a modern, 4 piece suite bathroom with corner shower.

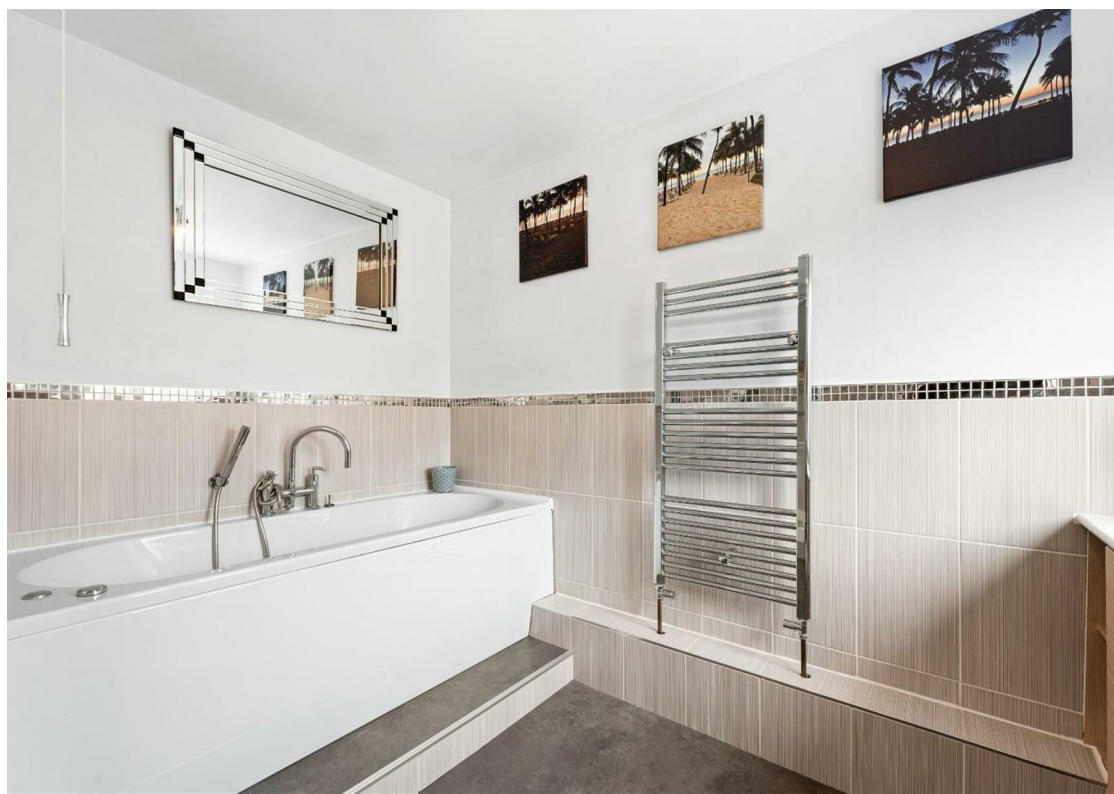
Gas central heating (combi boiler) and uPVC double glazed windows.

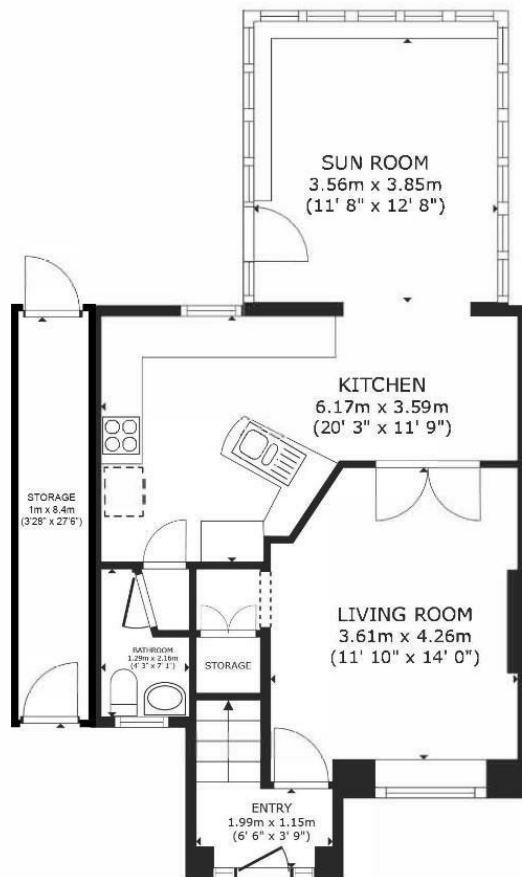
Enclosed, SOUTH FACING, landscaped rear garden with far reaching views. Driveway parking at the front for 2 cars.

Don't miss out on viewing this beautiful property - call Hunters to book your viewing now!

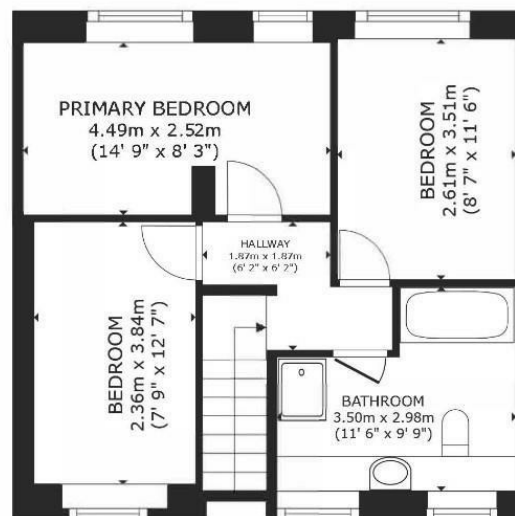
Freehold, Tax Band B, EPC Rating D.







GROUND FLOOR



FLOOR 1

GROSS INTERNAL AREA
GROUND FLOOR 57.7 m² (621 sq.ft.) FLOOR 1 50.2 m² (540 sq.ft.)
TOTAL : 107.9 m² (1,161 sq.ft.)
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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



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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