



25 Brooke Drive, Brimington Common

- Fantastic 3 bedroom semi
- MUST BE SEEN - great family home
- Delightful Garden & patio
- Three 1st floor bedrooms
- Driveway & detached garage
- Fully refurbished for 2026
- Entrance hall, Lounge Diner, Modern Kitchen with utility area off
- Downstairs modern shower room
- GCH & uPVC double glazed
- Ideally no pets, No Smokers. Working applicants preferred or guarantor essential

£1,050 Per Month

HUNTERS®
HERE TO GET *you* THERE

Take a viewing at the fantastic 3 bed semi detached property in the popular area of Brimington Common.

This 3 bed family home has been refurbished on 2026 & is now ready for immediate rental! Close to schools, amenities, NHS Royal Hospital & with great transport connections.

The property comprises:-

GROUND FLOOR - entrance hall, downstairs modern family shower room with large walk in shower & WC. There is a spacious through lounge with bifold doors opening to the rear garden, a modern fitted kitchen with utility area off.

FIRST FLOOR - 3 good sized bedrooms

Driveway and garage! - So lots on offer - and there is a great family enclosed garden to the rear.

Gas central heating & uPVC double glazed.

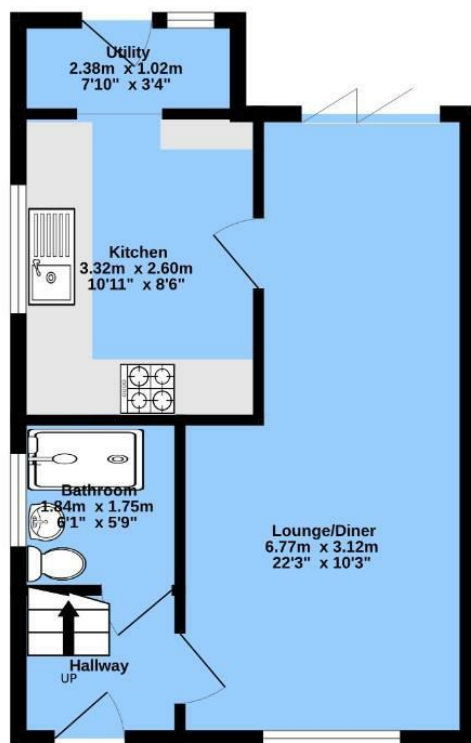
Council tax band B

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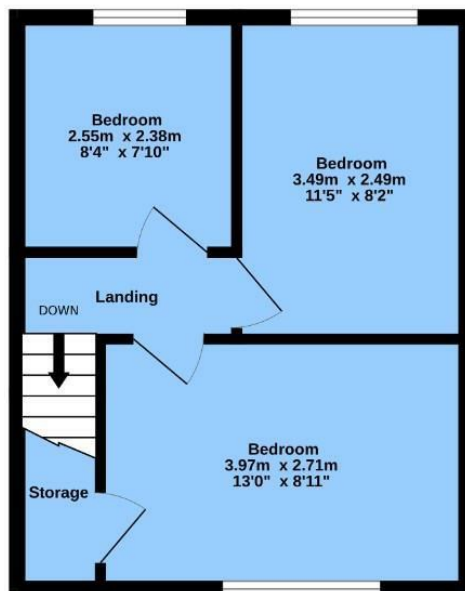




GROUND FLOOR
35.4 sq.m. (381 sq.ft.) approx.



1ST FLOOR
30.2 sq.m. (325 sq.ft.) approx.



TOTAL FLOOR AREA : 65.6 sq.m. (706 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.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(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

Viewing

Please contact our Hunters Chesterfield Lettings Office on 01246 541253 if you wish to arrange a viewing appointment for this property or require further information.



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