



20 Hedley Drive, Brimington, Chesterfield, S43 1BF

- 3 bed semi detached
- Entrance hall, Lounge, Dining kitchen
- Gas central heating (combi boiler) and uPVC double glazed
- Cul de sac location and driveway
- Sorry no pets or smokers
- Available NOW!
- 3 bedrooms and modern shower room
- Lovely family gardens with views
- Working tenants preferred or guarantor essential

£900 Per Calendar Month



Take a viewing at this immaculately presented 3 bed semi detached with cul de sac location. Close to schools, canal walks yet minutes away by car to supermarkets, M1 & the town centre.

REDECORATED & LOTS OF NEW FLOORING IN 2025

The property comprises - entrance hall, Lounge with feature fireplace, fitted dining kitchen with integrated oven & hob.

On the 1st floor are 3 bedrooms & the family shower room - which has a large modern shower cubicle WC & wash hand basin.

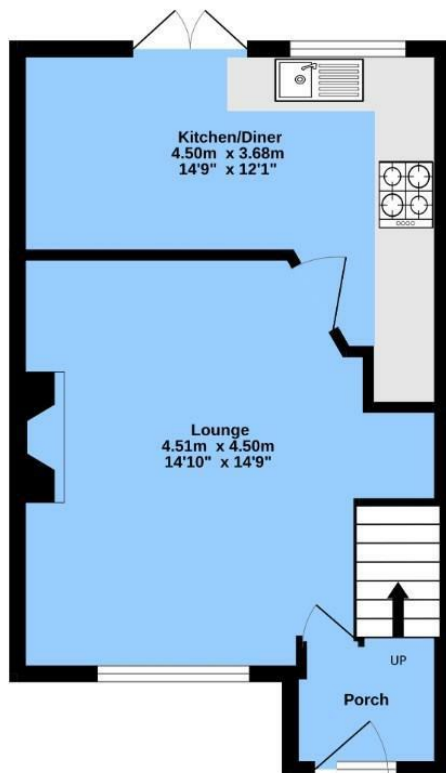
Outside sees driveway parking & a rear family sized garden with lawn & patio.

Working tenants preferred or guarantor essential, sorry no smokers or pets. CALL HUNTERS TO VIEW.

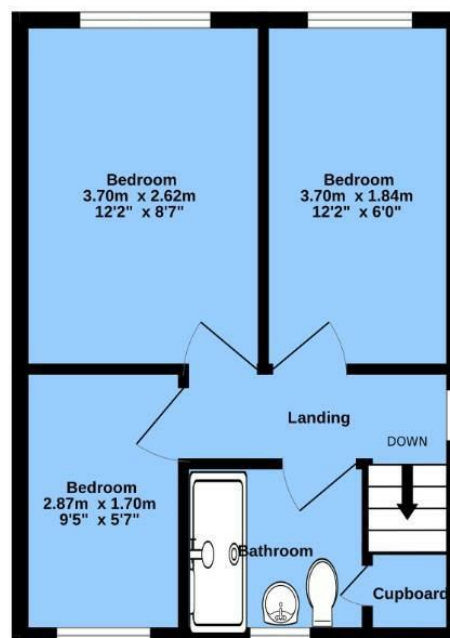




GROUND FLOOR
31.9 sq.m. (344 sq.ft.) approx.



1ST FLOOR
31.0 sq.m. (334 sq.ft.) approx.



TOTAL FLOOR AREA : 63.0 sq.m. (678 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		83
(69-80) C		
(55-68) D	64	
(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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