



**Viewings**

Viewings by arrangement only.  
 Call 0114 483 0038 to make an appointment.

**Vendors Comments**

Add text here

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		57	73
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



**Lower Flat, 18 Cobden Road, Chesterfield, S40 4TD**

**£575 Per month**

- Available for immediate occupation
- One double bedroom apartment
- Off road parking
- Close to Chesterfield Town Centre
- Early viewing highly recommended
- Larger than average
- Shared garden to the rear
- Ground floor
- Ideal for a single occupant or professional couple
- EPC Grade D

## Lower Flat, 18 Cobden Road, Chesterfield S40 4TD

\*\*\* AVAILABLE FOR IMMEDIATE OCCUPATION - WITH ONE CAR PARKING SPACE \*\*\*

WELL PRESENTED and LARGER THAN AVERAGE, one DOUBLE bedroom GROUND FLOOR apartment located in this HIGHLY SOUGHT AFTER residential area.

Situated conveniently for Chesterfield Town Centre and ideal for a single occupant, professional couple or small family.

An early viewing is highly recommended to avoid disappointment!

EPC Grade D.



Council Tax Band: A

