



****FIRST FLOOR TWO DOUBLE BED APARTMENT**SOUGHT AFTER VILLAGE LOCATION**OFF ROAD PARKING**This is a FIRST floor TWO DOUBLE bed apartment located in the sought after village location of Newbold. Close to all the village amenities and only a short drive to the town of Chesterfield. The property has a separate kitchen with cooker, fridge freezer and washing machine, a large lounge diner with feature fireplace, modern bathroom with white suite and shower cubicle, two double bedrooms one with fitted wardrobes and an additional store room to the entrance hall. To the front is a communal car park and to the rear is a communal garden. uPVC Double Glazing and Gas Central Heating.**

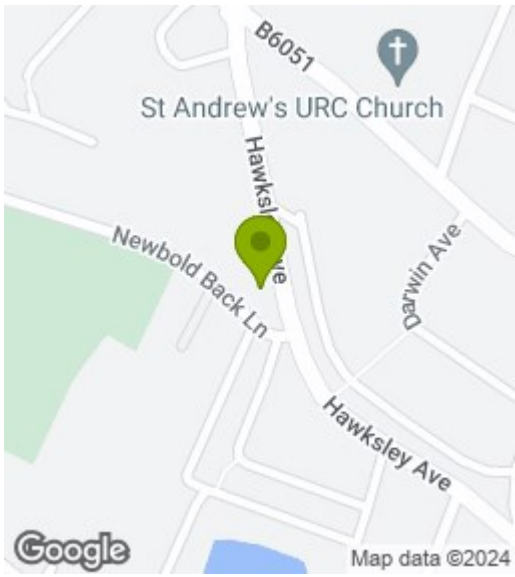
****VIDEO VIEWING AVAILABLE - TAKE A LOOK AROUND****

****Please call Pinewood Properties for a viewing or more information on how to apply****

- Sought After Village Location - Views Across Newbold
- One Parking Space in Communal Car Park To The Front
- Neutral Decor and Carpets
- Communal Rear Gardens
- Store Room to Entrance Hall
- Two Double Bedrooms
- Walking Distance to Town Centre
- Modern Bathroom with White Suite and Shower Cubicle
- Built in Wardrobes to Master Bedroom
- Gas Central Heating and uPVC Double Glazing - Council Tax Band A



TOTAL APPROX. FLOOR AREA 61.9 SQ.M. (667 SQ.FT.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating	
Current	Potential
69	79

Environmental Impact (CO ₂) Rating	
Current	Potential
A	A

DISCLAIMER

GENERAL - Whilst Pinewood Property Estates endeavour to make our sales particulars accurate they do not constitute or form part of an offer or any contract and none are to be relied upon as statements of representation or fact. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact Pinewood Properties, especially if you are travelling some distance to view.

SERVICES, SYSTEMS AND APPLIANCES listed in this advertisement have not been tested by Pinewood Property Estates and no guarantee as to their operating ability or efficiency is given. We strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

MEASUREMENTS have been taken as a guide to prospective buyers only, and are not precise. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

FIXTURES AND FITTINGS may be mentioned in the advertisement but all these may not be included in the sale and are to be agreed with the seller.

MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

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