



Field View, Chesterfield, Derbyshire S40 2HE

2 1 1 EPC D

£700 Per Month

PINEWOOD





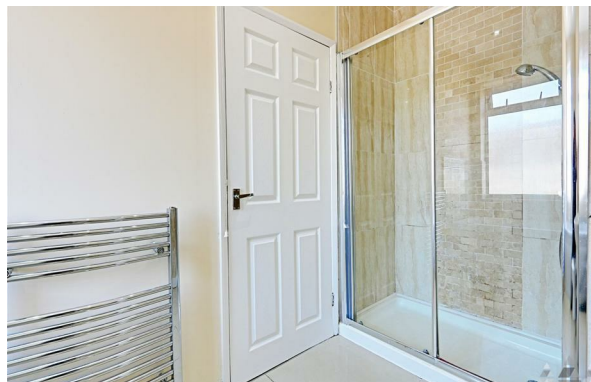
# Field View

## Chesterfield Derbyshire S40 2HE

### £700 Per Month

**2 bedrooms  
1 bathrooms  
1 receptions**

- South facing fully enclosed rear garden - Outbuilding and store
- Quiet cul de sac no through road - Just off a main commuter route
  - modern kitchen diner with pantry/store
  - modern bathroom with white suite, bath and shower cubicle
  - Two double bedrooms - one with eaves storage
  - Lounge with feature fireplace
- uPVC Double glazing and gas central heating -combi boiler - council tax band A
- Close to local amenities, bus routes and close to Chesterfield
- Short walk to the Avenue Washlands Nature Reserve and Hunloke Pub
  - versatile accommodation over three floors







Situated just off Derby Road on a peaceful no-through cul-de-sac, this charming two-bedroom property offers spacious and flexible accommodation across three floors. Ideally located close to local amenities, bus routes, Chesterfield town centre, and within walking distance of the Avenue Washlands Nature Reserve and the popular Hunloke Arms pub.

The home features a welcoming lounge with a feature fireplace, and a modern kitchen/diner with pantry/store. On the first floor is a spacious double bedroom and a stylish bathroom with a white suite, bath with shower over, and a separate shower cubicle. The second floor boasts an attic double bedroom with eaves storage.

The property enjoys a south-facing, fully enclosed rear garden with a patio area, outbuilding, and additional store. Further benefits include uPVC double glazing, gas central heating via a combi boiler, and Council Tax Band A.

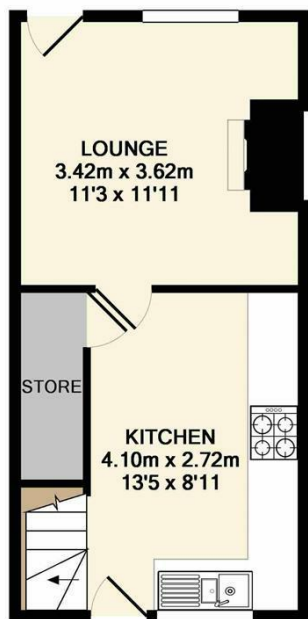
This is a fantastic opportunity for individuals needing space, couples or the small families or anyone seeking well-located, low-maintenance living with excellent transport links and green space nearby.

**\*\*VIDEO TOUR AVAILABLE - TAKE A LOOK AROUND\*\***

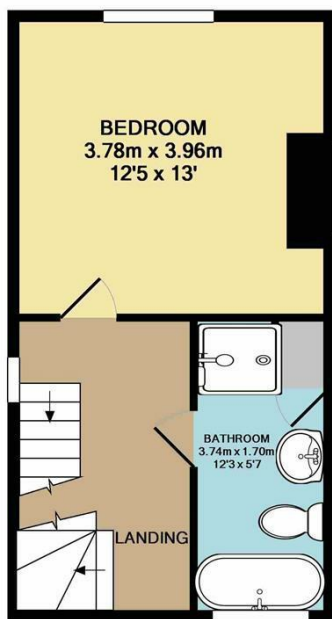
**\*\*If you would like to view this property, or apply for it, please click the 'Request Details' button on Rightmove and enter your information\*\***

#### **DISCLAIMER**

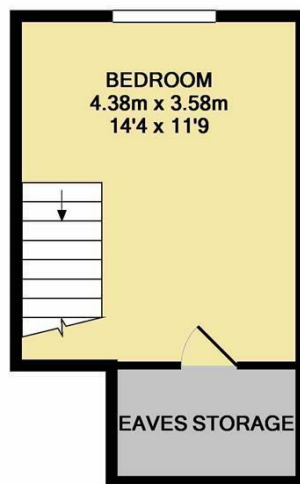
These particulars do not constitute part or all of a contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property the photos are for reference purpose only, the white goods advertised may not be in situ and and if there are any points which are of particular importance to you or any particular white goods required please check with the office and we will be pleased to check the position on these.



GROUND FLOOR  
APPROX. FLOOR  
AREA 26.5 SQ.M.  
(285 SQ.FT.)



1ST FLOOR  
APPROX. FLOOR  
AREA 29.2 SQ.M.  
(314 SQ.FT.)

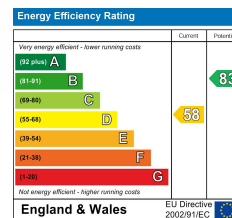


2ND FLOOR  
APPROX. FLOOR  
AREA 19.2 SQ.M.  
(206 SQ.FT.)

TOTAL APPROX. FLOOR AREA 74.8 SQ.M. (805 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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