

PINEWOOD



Rotherham Road, Clowne, Chesterfield, Derbyshire S43 4PT

 3  1  1  EPC D

£675 Per Calendar Month



GREAT LOCATION... Welcome to this three bedroom mid terrace property located close in the popular residential location of Clowne, close to a host of local amenities and with access to commuter routes including the M1.

This property is set back from the road with a garden area at the front. Entering through a uPVC front door into a spacious lounge with the clever use of matching furniture from the kitchen. Opening through into the kitchen with modern fitted units complete with an integrated electric double oven, gas hob and extractor. The bathroom is on the ground floor and is finished with a modern white suite comprising of a shower over bath, pedestal sink and low flush W.C.

To the first floor are three good sized bedrooms with neutral painted decor and carpets.

Outside has a patio area to the rear along with an outbuilding.

****Please check out our walk through video****

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

- **THREE BEDROOM MID TERRACE**
- **OPEN PLAN RECEPTION ROOM**
- **CARPETS AND LAMINATE**
- **CLOSE TO LOCAL AMENITIES AND TRANSPORT LINKS INC M1 MOTORWAY**
- **COUNCIL TAX BAND :A**
- **MODERN FITTED KITCHEN**
- **MODERN BATHROOM**
- **uPVC & GAS CENTRAL HEATING**
- **ENCLOSED REAR YARD**
- **HOLDING DEPOSIT £778**

LOUNGE

11'6" x 11'8" (3.53 x 3.58)

Entering through a uPVC front door into a front facing lounge with built in storage to match the kitchen units. With painted decor, laminate flooring, a central heating radiator and a uPVC double glazed window.

KITCHEN

14'9" x 11'8" (4.52 x 3.58)

A modern fitted kitchen with a range of wall and base units and contrasting worktop. With sink and drainer with mixer tap, integrated double oven, gas hob and extractor. with painted decor, laminate flooring, a central heating radiator, a rear facing uPVC double glazed window and a door leading out to the rear garden.

BATHROOM (ground floor)

7'2" x 5'5" (2.19 x 1.67)

Located on the ground floor is modern white bathroom comprising of a paneled bath with mixer shower over, pedestal sink and a low flush W.C. With acrylic paneled walls and ceiling, lino flooring, a uPVC double glazed window with frosted glass, a chrome wall mounted towel rail and recess spotlights.

BEDROOM ONE

11'7" x 12'0" (3.55 x 3.66)

A double bedroom with painted decor, carpet, a central heating radiator and a uPVC double glazed window.

BEDROOM TWO

13'1" x 6'10" (4.00 x 2.10)

A double bedroom with painted decor, carpet, a central heating radiator and a uPVC double glazed window.

BEDROOM THREE

8'7" x 8'3" (2.64 x 2.53)

A single bedroom with painted decor, carpet, a central heating radiator and a uPVC double glazed window.

OUTSIDE

To the front of the property is a small lawned area with a path leading to the front door.

To the rear of the property is a low maintenance courtyard patio with use of an outbuilding.

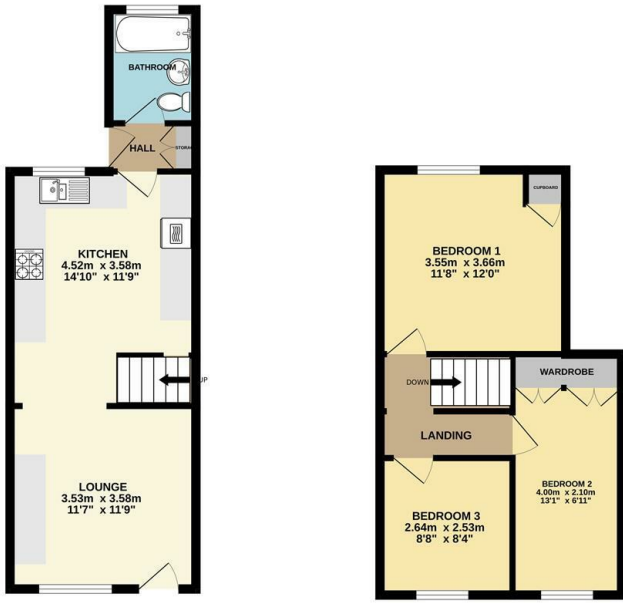
DISCLAIMER

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly. If there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.



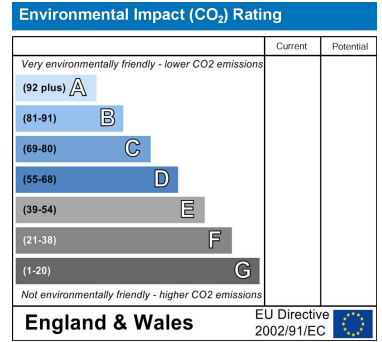
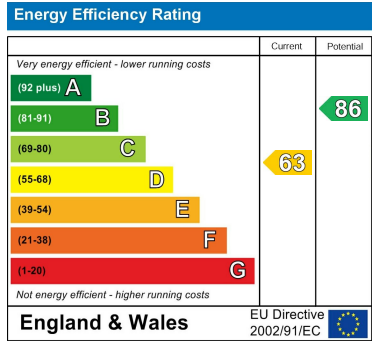
GROUND FLOOR
34.1 sq.m. (367 sq.ft.) approx.

1ST FLOOR
34.4 sq.m. (370 sq.ft.) approx.



TOTAL FLOOR AREA: 68.5 sq.m. (737 sq.ft.) approx.

While every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of floors, windows, doors and any other features are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as a guide only and prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.
Made with Metrepack ©2024



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.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any other website

Mansfield branch
24 Albert Street
Mansfield, NG1
01623 621001

Clowne branch
26 Mill Street,
Clowne, S43 4JN
01246 810519

Clay Cross branch
20 Market Street,
Clay Cross, S45 9JE
01246 251194

Chesterfield branch
33 Holywell Street,
Chesterfield, S41 7SA
01246 221039

PINEWOOD

