



63 Station Road, Brimington, Chesterfield, S43 1JU

- EXTENDED, 4 BED SEMI
- MODERN THROUGHOUT
- ENCLOSED GARDEN WITH STORE
- NO CHAIN - MORE THAN WHAT MEETS THE EYE
- OPEN PLAN KITCHEN / DINER
- DRIVEWAY PARKING

Offers In The Region Of £240,000

HUNTERS®

HERE TO GET *you* THERE

Nestled in the charming Station Road of Brimington, Chesterfield, this delightful & EXTENDED semi-detached house is a true gem waiting to be discovered!!

OFFERED WITH NO UPWARD CHAIN - ready to view & move into - CALL HUNTERS TODAY!

MUCH BIGGER THAN FIRST MEETS THE EYE - the property has two reception rooms, the spacious lounge opens into the modern open plan kitchen diner that again leads into the lovely family room with patio doors opening onto the veranda. On the first floor are three cosy bedrooms, and two modern bathrooms, with stairs rising to the 4th bedroom in the attic. The property offers ample space for comfortable family living.

The property has been recently decorated throughout, giving it a fresh and inviting feel. Most of the windows are uPVC double glazed and also recently fitted in 2024, ensuring warmth and energy efficiency.

Convenience is key with two toilets available on the first floor making busy mornings a breeze. The modern bathroom has bath with shower over, WC & wash hand basin. There is also a separate shower room and separate WC off the landing.

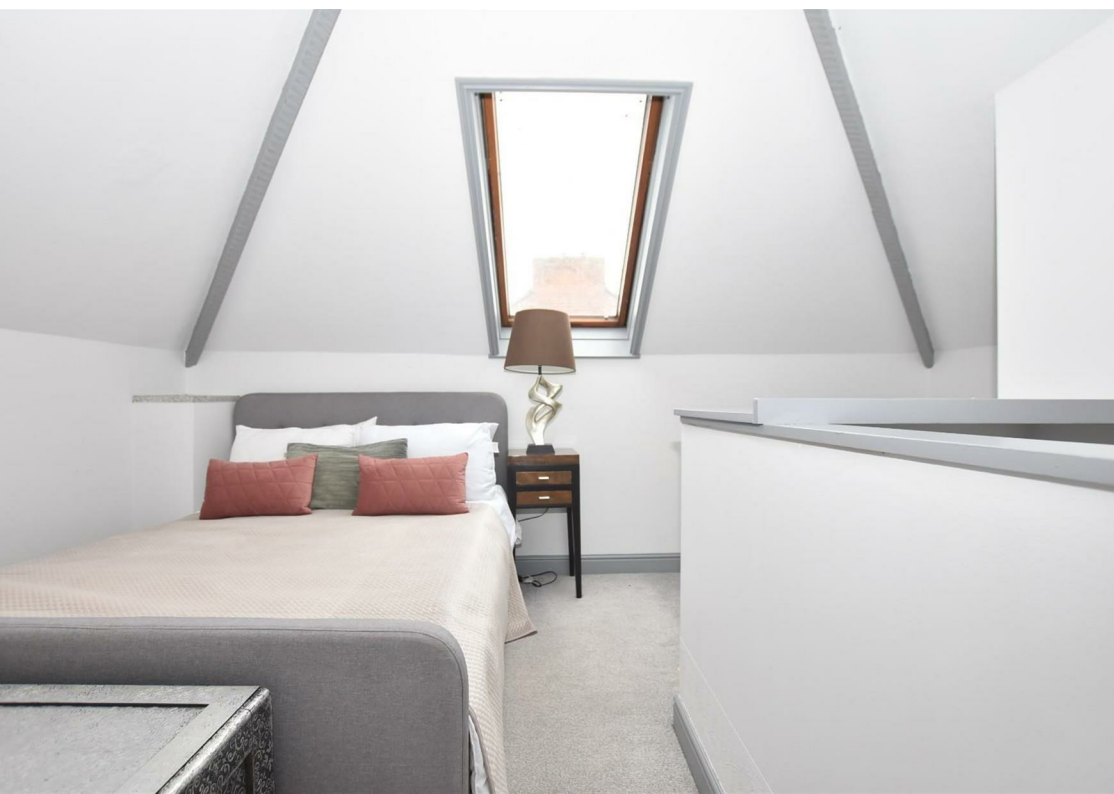
Whether you're looking to relax in one of the spacious reception rooms or unwind in the well-appointed bedrooms, this property offers a perfect blend of comfort and style. Don't miss the opportunity to make this house your home sweet home in the heart of Brimington.

Enclosed family sized rear garden with outbuilding.

Parking is on a block-paved driveway that provides space for two vehicles.

FREEHOLD - Chesterfield BC - Band B

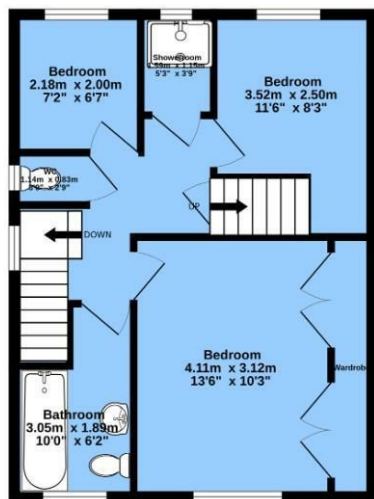




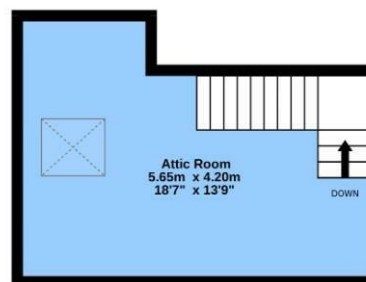
GROUND FLOOR
57.3 sq.m. (616 sq.ft.) approx.



1ST FLOOR
43.1 sq.m. (464 sq.ft.) approx.



2ND FLOOR
20.7 sq.m. (223 sq.ft.) approx.




TOTAL FLOOR AREA: 121.1 sq.m. (1303 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		
(69-80) C		
(55-68) D		
(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 Office on 01246 540540 if you wish to arrange a viewing appointment for this property or require further information.



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