



58 Frecheville Street, Staveley, Chesterfield, S43 3XF

- Absolutely stunning 2 bed start home!
 - Entrance hall, Downstairs WC
- Contemporary open plan living accommodation & extended with conservatory
 - 2 well proportion bedrooms
 - Driveway parking
- One of the best we have seen! MUST BE VIEWED!
 - Modern kitchen with integrated appliances and breakfast bar
 - Private & modern rear patio area - perfect for entertaining
- Delightful bathroom with mood lighting
 - CALL HUNTERS TODAY

Reduced To £180,000

HUNTERS®
HERE TO GET *you* THERE

**** RECENTLY REDUCED FOR QUICK SALE****

ATTENTION FIRST TIME BUYERS!! - this is an true rare find - located on Frecheville Street, Staveley, this delightful townhouse presents an exceptional opportunity for first-time buyers or those seeking a cosy home. With an immaculate finish throughout, this property boasts a beautiful interior that is both inviting and stylish.

Situated in a prime location, this townhouse is close to a variety of amenities, including shops, parks, and schools, making daily life both easy and enjoyable. The peaceful surroundings of the cul-de-sac provide a sense of community while still being within reach of the vibrant life that Staveley has to offer.

Once entering the hall the property offers a modern open plan ground floor arrangement.

The kitchen area provides a huge array of units for storage and many integrated appliances, together with a breakfast bar.

The open plan arrangement also includes a well-proportioned lounge area, perfect for relaxing and has a media wall with built in glazed fire. The lounge opens through to the orangery that offers lots of extra living space.

Off this open plan area is a downstairs WC.

To the first floor are the two bedrooms that offer ample space and some built in furniture. There is a unit for air conditioning in bedroom 1 but no longer connected.

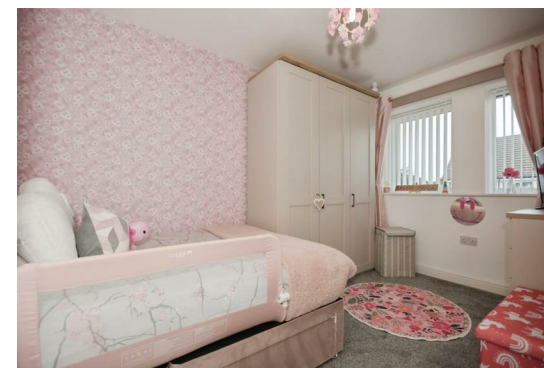
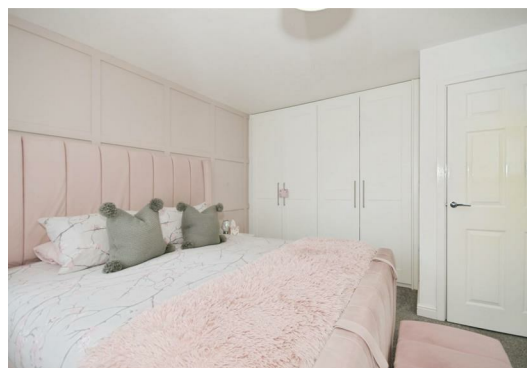
The modern bathroom is thoughtfully designed, ensuring comfort and convenience and with attractive recessed and floor level mood lighting.

To the front of the property is private driveway parking. Delightful private patio area that's fully enclosed to the rear.

This property truly stands out as one of the best starter homes available, combining modern living with a warm and welcoming atmosphere. Do not miss the chance to make this special home your own. Call Hunters now!

There is a HD CCTV & alarm system installed which is included within the sale. Gas central heating (combi boiler, newly installed) & double glazed.

FREEHOLD | TAX BAND A | EPC RATING B

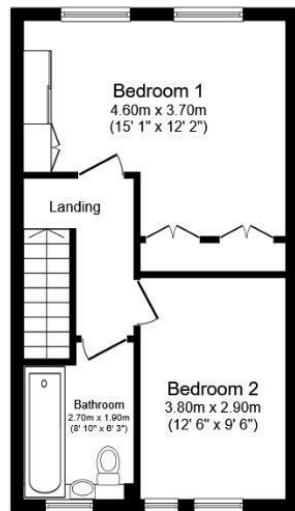






Ground Floor

Floor area 50.0 sq.m. (538 sq.ft.)



First Floor

Floor area 36.9 sq.m. (397 sq.ft.)

Total floor area: 86.8 sq.m. (935 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



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

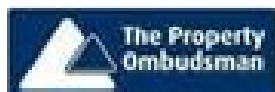
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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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