



42 Handley Road, New Whittington, Chesterfield, Derbyshire

- 2 Bed semi detached
- Low maintenance gardens to front & rear
- 2 Double bedrooms, Large bathroom
- On street parking just a short walk away
- Working applicants preferred or guarantor essential. Sorry no pets or smokers
- Redecorated & rewired in 2022 - & some new carpets too!
- Lounge, Dining Room, Kitchen
- Gas central heating & uPVC double glazed
- AVAILABLE NOW

£625 Per Calendar Month

HUNTERS®

HERE TO GET *you* THERE

AVAILABLE NOW - is this spacious 2 bed semi detached property in New Whittington.

Recently decorated - all clean & tidy

Lounge, Dining room, kitchen.

2 Double bedrooms & large bathroom.

Gas central heating & uPVC double glazed.

Front & rear low maintenance gardens. On street parking just a short walk away.

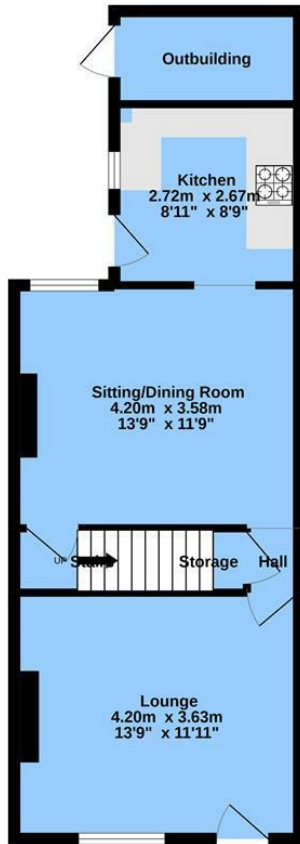
Working applicants preferred or guarantor essential.
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GROUND FLOOR
44.5 sq.m. (479 sq.ft.) approx.

1ST FLOOR
44.4 sq.m. (478 sq.ft.) approx.



TOTAL FLOOR AREA: 88.9 sq.m. (957 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		82
(69-80) C		
(55-68) D	52	
(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 Lettings Office on 01246 541253 if you wish to arrange a viewing appointment for this property or require further information.



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