18 Acacia Avenue, Hollingwood, Chesterfield, S43 2JE

- TWO BEDROOMS
- IDEAL FIRST TIME BUYER HOME
- WESTERLY FACING REAR GARDEN
- SEMI DETACHED HOUSE
- DESIRABLE LOCATION
- VIEW NOW!

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Offers In The Region Of £160,000

TWO BEDROOM SEMI DETACHED HOUSE - IDEAL FIRST TIME BUYER HOME!

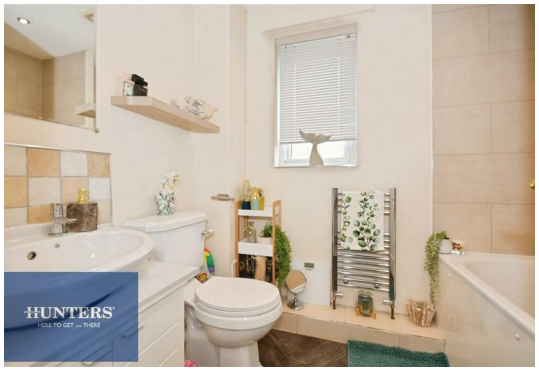
Hollingwood is a well-established and desirable residential area, offering a convenient blend of local amenities, attractive surroundings and excellent connectivity. With everyday amenities close by and good access to nearby towns, transport links and major road networks, Hollingwood is a practical and well-connected place to call home.

Upon entering the property, you are welcomed into a fitted kitchen, offering a practical amount of worktop and storage space, along with useful under-stairs storage. From the kitchen, the accommodation continues through to a bright and comfortable lounge, with sliding doors to the rear garden. Stairs rise from the lounge to the first floor.

The first floor offers two well-proportioned bedrooms, providing comfortable and versatile accommodation for a variety of buyers. Completing the first floor is a family bathroom, fitted with a bath and overhead shower.

Externally, the property benefits from driveway parking to the front, providing convenient off-road parking, alongside a lawned front garden which adds to the property's kerb appeal. To the rear, the WESTERLY FACING garden offers a pleasant and versatile outdoor space, comprising a patio area, pebbled section and lawned area.

FREEHOLD - COUNCIL TAX BAND B



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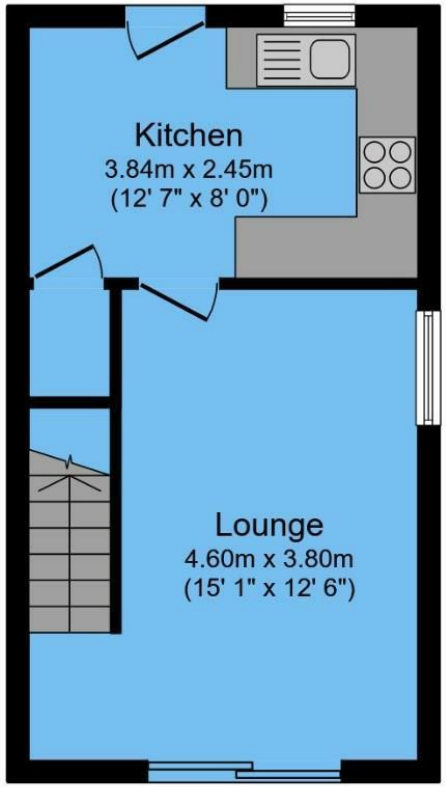
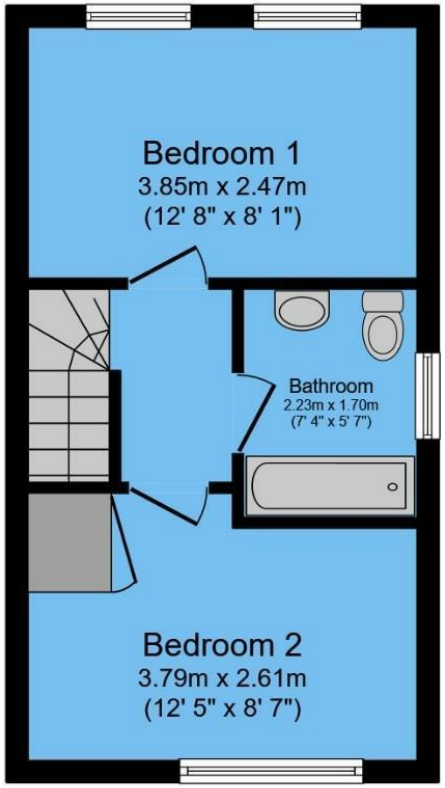


Ground Floor



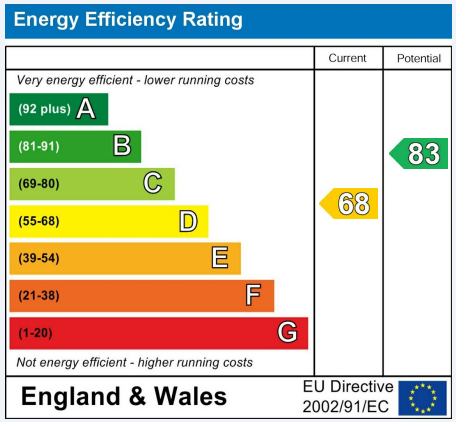
First Floor

Total floor area 54.3 sq.m. (585 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

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.



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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