



### Viewings

Viewings by arrangement only.  
Call 0114 483 0038 to make an appointment.

### Vendors Comments

Add text here

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		58	69
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



**1b Avenue Road, Chesterfield, S41 8TA**

**£700 Per month**

- Very large, two bedroom apartment
- Ideal for a professional couple
- Huge live room
- Close to an abundance of local amenities
- Available for end of March move in
- First floor apartment
- Very close to Chesterfield Town Centre
- Two good size bedrooms
- Viewing highly recommended
- EPC Grade D

# 1b Avenue Road, Chesterfield S41 8TA

VERY LARGE, two bedroom FIRST FLOOR apartment located very close to CHESTERFIELD TOWN CENTRE. Benefitting from a HUGE LIVING ROOM, separate kitchen and two GOOD SIZE bedrooms. This property truly needs to be viewed to appreciate the size of accommodation on offer! Situated very close to an abundance of local amenities in Chesterfield Town Centre, public transport links and the motorway network. In brief the accommodation comprises: entrance hall, large living room, kitchen, two bedrooms and a bathroom/WC. An early viewing is highly recommended to avoid disappointment! EPC Grade D.



Council Tax Band: A

