



38 Muirfield Close, Tapton, Chesterfield, S41 0SS

£875 Per Calendar Month

HUNTERS®
HERE TO GET *you* THERE

- Well maintained three bedroom mid town house AVAILABLE NOW
 - Cul De Sac location
- Three first floor bedrooms & fully tiled modern family bathroom
 - Gas centrally heated & uPVC double glazed.
- Call Hunters to view

- Driveway parking for two cars
- Spacious lounge with french doors
- Fully enclosed low maintenance rear garden
- Ideally situated for local super markets & great for access to Chesterfield, train station, Sheffield & M1 (J29).

TAKE A LOOK at this well maintained three bedroom mid town house AVAILABLE NOW - positioned in a cul de sac in the popular residential area of Tapton.

Driveway parking for two cars & a fully enclosed low maintenance rear garden.

The property comprises: entrance hall, modern fitted kitchen & spacious lounge with french doors to the rear patio.

Three first floor bedrooms & fully tiled modern family bathroom.

Gas centrally heated & uPVC double glazed.

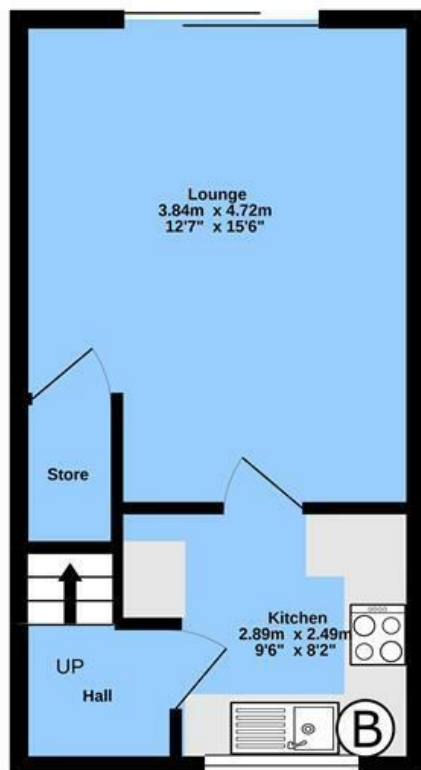
Located near local supermarkets & great for access to Chesterfield town centre, the train station & commutes to Sheffield & M1 (J29).

Working applicants preferred or guarantor essential.

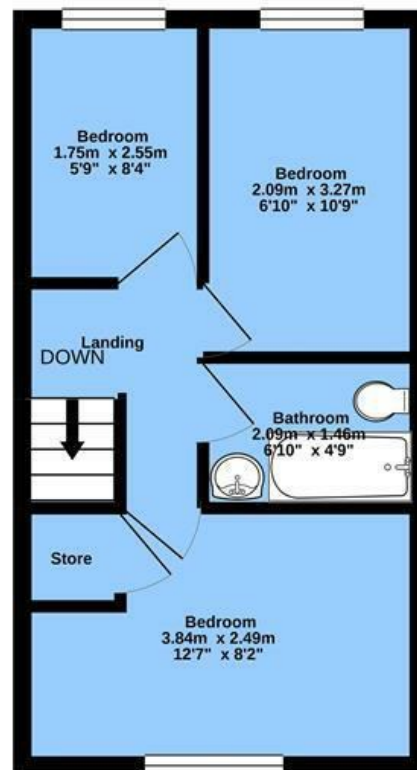
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GROUND FLOOR
27.7 sq.m. (298 sq.ft.) approx.



1ST FLOOR
27.7 sq.m. (298 sq.ft.) approx.



TOTAL FLOOR AREA: 55.4 sq.m. (596 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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		89
(81-91) B		
(69-80) C		
(55-68) D	67	
(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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