



26 Manor Drive, Brimington Common, Chesterfield

- 3 Bed mid terraced property
- Entrance hall - Downstairs WC
- Lounge with views over the garden towards fields
- Residents parking area
- Working applicants preferred or guarantor essential
- Refurbished in 2021
- Fitted kitchen with oven & induction hob, opening to a dining area
- Gas central heating & uPVC double glazed
- Front & rear gardens

£900 Per Calendar Month

HUNTERS[®]
HERE TO GET *you* THERE

Located in the popular area of Brimington Common, Chesterfield, this delightful large terraced house on Manor Drive offers a perfect blend of modern comfort and classic appeal.

The property has been thoughtfully updated, featuring a brand-new kitchen and bathroom installed in 2021, ensuring a fresh and contemporary living experience.

The house boasts two inviting reception rooms, providing ample space for relaxation and entertaining. With three well-proportioned bedrooms, it is ideal for families or those seeking extra room for guests or a home office. The property also includes a family bathroom and a downstairs W/C, which is a significant advantage for busy households.

The rear views from the property enhance the overall atmosphere, offering a peaceful backdrop to your everyday life. Additionally, the presence of two storage outbuildings provides practical solutions for keeping your belongings organised.

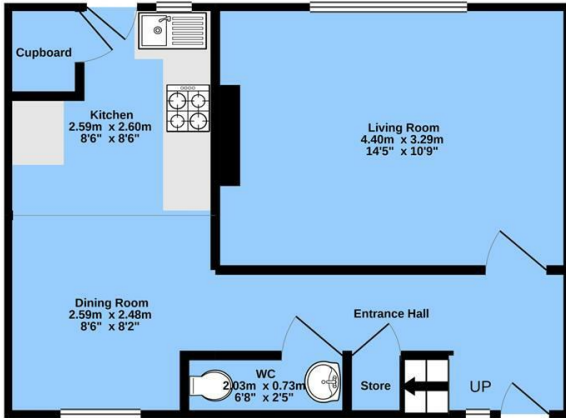
For those who require parking, the ample communal parking bays nearby ensure that you and your guests will always have a convenient place to leave your vehicles.

This property is not just a house; it is a home that combines comfort, style, and practicality in a sought-after location. Whether you are looking to settle down or invest, this terraced house on Manor Drive is a wonderful opportunity not to be missed.

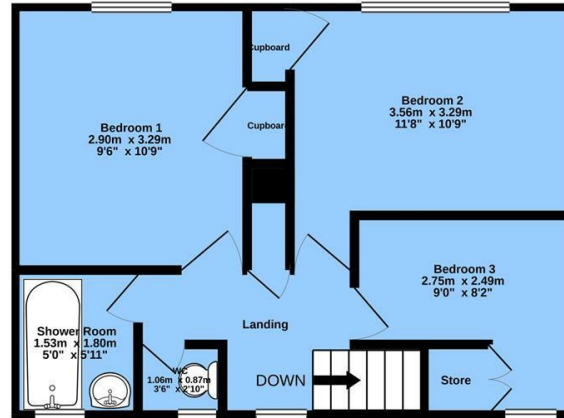




GROUND FLOOR
35.2 sq.m. (379 sq.ft.) approx.



1ST FLOOR
35.3 sq.m. (380 sq.ft.) approx.




TOTAL FLOOR AREA: 70.5 sq.m. (759 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		83
(69-80) C		
(55-68) D	68	
(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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