



8 North Side, New Tupton, Chesterfield, S42 6BW

- THREE BEDROOM
- IDEAL FAMILY HOME/FIRST TIME BUY
- PRIVATE ENCLOSED GARDEN
- SEMI DETACHED HOUSE
- DRIVEWAY PARKING
- VIEW NOW!

Offers In The Region Of £220,000

HUNTERS®
HERE TO GET *you* THERE

THREE BEDROOM SEMI DETACHED HOUSE - IDEAL FAMILY HOME/FIRST TIME BUY!

Situated south of Chesterfield, New Tupton is a popular residential village benefitting from a strong community feel and excellent local amenities. Families benefit from well-regarded schools like Tupton Hall, while outdoor lovers enjoy nearby nature reserves. With the A61 and M1 close by, it offers effortless regional commuting alongside a peaceful village lifestyle.

The ground floor welcomes you via an entrance hall that leads into a bright lounge, a convenient utility room, and a spacious kitchen/diner featuring patio doors that open directly onto the rear garden.

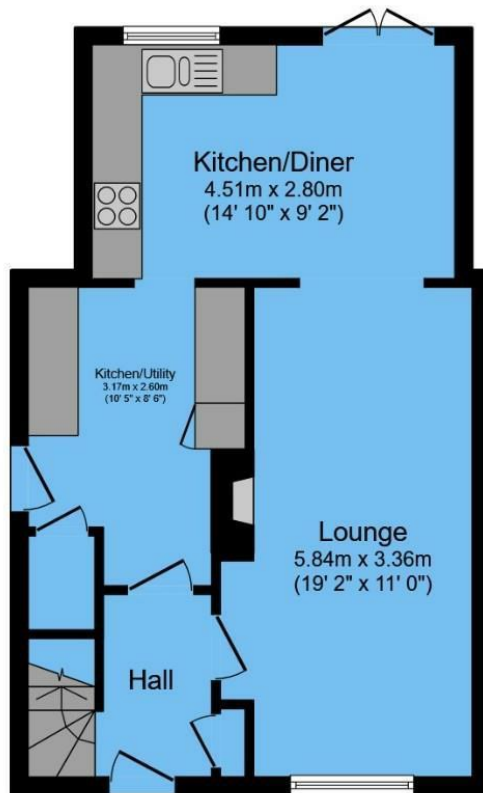
The first floor sees three well proportioned bedrooms, with a family bathroom with bath and overhead shower completing the accommodation.

Externally, the property benefits from private driveway parking to the front. To the rear is an enclosed, private garden featuring a useful outhouse, providing excellent additional storage space.

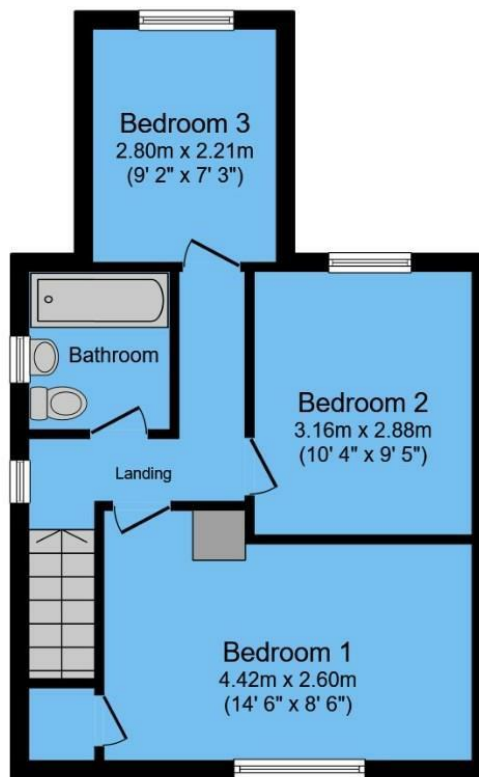
FREEHOLD - COUNCIL TAX BAND A







Ground Floor



First Floor

Total floor area 81.4 sq.m. (876 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).

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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.



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		85
(69-80) C		
(55-68) D	64	
(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

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