



Redvers Buller Road, Chesterfield S40 2GJ



welcome to

Redvers Buller Road, Chesterfield

OPPORTUNITY TO ACQUIRE A 100% OWNERSHIP SHARE, WITH THE LEASE BEING STAIRCASED TO FREEHOLD UPON COMPLETION.

Living Room

15' 1" x 17' 7" (4.60m x 5.36m)

Comfortable front-facing living room with carpet flooring, offering a welcoming space for relaxation and entertaining.

Kitchen

9' x 15' (2.74m x 4.57m)

Practical kitchen with lino flooring, wooden cupboards, and useful under-stairs storage. Patio doors provide easy access to the garden and plenty of natural light.

Cloakroom

Convenient downstairs W/C featuring a toilet and sink—ideal for guests and everyday use.

Stairs And Landing

Carpeted stairs and landing area featuring a side window for natural light, a handy store cupboard, and access to the loft via hatch.

Bedroom One

13' 8" x 8' 5" (4.17m x 2.57m)

Front-facing bedroom with carpet flooring, offering a comfortable and private space. Includes an en suite bathroom with a walk-in shower, toilet, sink, and laminate flooring.

En-Suite

Userful en-suite housing walk in shower, pedestal hand-wash basin and low level WC

Bedroom Two

10' 2" x 8' 5" (3.10m x 2.57m)

Rear-facing bedroom providing an outlook.

Bedroom Three

8' 7" x 6' 3" (2.62m x 1.91m)

Front-facing bedroom with carpet flooring, offering a cosy and inviting atmosphere.

Outside

Rear-facing bathroom with laminate flooring, featuring a shower over bath, toilet, and sink. Partially tiled for a practical and stylish finish.

Agents Note - Aml Fee

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





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welcome to

Redvers Buller Road, Chesterfield

- NO CHAIN
- Three Bedroom Semi Detached Home
- Kitchen with Patio Doors to Garden
- En-Suite to Principal Bedroom
- Rear Garden with Patio and Decking

Tenure: Leasehold EPC Rating: C

Council Tax Band: Deleted Service Charge: 10.13

Ground Rent: 302.19

This is a Leasehold property with details as follows; Term of Lease 99 years from 17 Jul 2012. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£170,000



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

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Property Ref:
CSF105393 - 0006

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