



56 Holme Hall Crescent, Chesterfield, S40 4PQ

Saxton Mee

56 Holme Hall Crescent

£185,000

Situated close to Holmebrook Valley Park and within easy reach of the town centre is this well presented three double bedroomed semi detached house being an ideal purchase for first time buyers or a young family alike.

The property benefits from having broad off road parking, uPVC double glazing, gas central heating, low maintenance rear garden and the addition of a large conservatory. Being well placed for renowned local schooling, walks to the park or Linacre Reservoirs and local woods.

The spacious accommodation briefly comprises: Entrance Hall, downstairs WC, through lounge/dining room with doors opening into the sun room/conservatory. Fitted kitchen. To the first floor are three good size bedrooms (two having fitted wardrobes), and family bathroom.

To the front of the property is a broad block paved garden providing ample parking for several vehicles. To the rear is a low maintenance paved garden being fully enclosed.

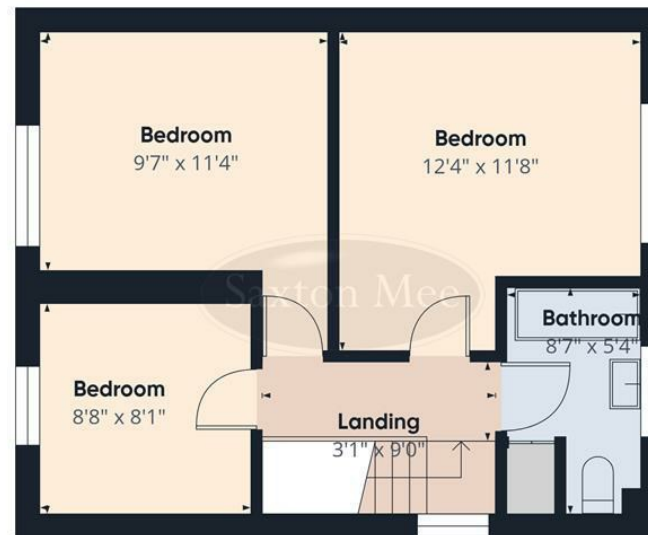


- Vacant possession with no upward chain
- Three good size bedrooms
- Spacious living accommodation with large sun room/conservatory
- uPVC double glazing and gas central heating
- Broad block paved parking to the front
- Enclosed level low maintenance rear garden
- Large through lounge/dining room
- EPC: D
- Council Tax Band: A
- Tenure: Freehold





Floor 0



Floor 1



Approximate total area⁽¹⁾
972 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS:
3C standard. Measurements are
approximate and not to scale. This
floor plan is intended for illustration
only.

GIRAFFE360

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point, which is of particular importance to you, please contact the relevant office. The Agents have not tested any apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification. Please note all the measurement details are approximate and should not be relied upon as exact. All plans, floor plans and maps are for guidance purposes only and are not to scale. Under no circumstances should they be relied upon as exact or for use in planning carpets and other such fixtures, fittings or furnishings. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT. 'A Life Assurance policy may be requested.' 'Written Quotations of credit terms available on request.'

Banner Cross
T: 0114 268 3241
E: bannercross@saxtonmee.co.uk
www.saxtonmee.co.uk

Dronfield
T: 01246 290992
E: dronfield@saxtonmee.co.uk

Hathersage
T: 01433 650009
E: hathersage@saxtonmee.co.uk

Bakewell
T: 01629 815307
E: bakewell@saxtonmee.co.uk

Matlock
T: 01629 828250
E: matlock@saxtonmee.co.uk

