



8 Sims Croft, Old Whittington, Chesterfield, S41 9LU



8 Sims Croft

Old Whittington

£165,000

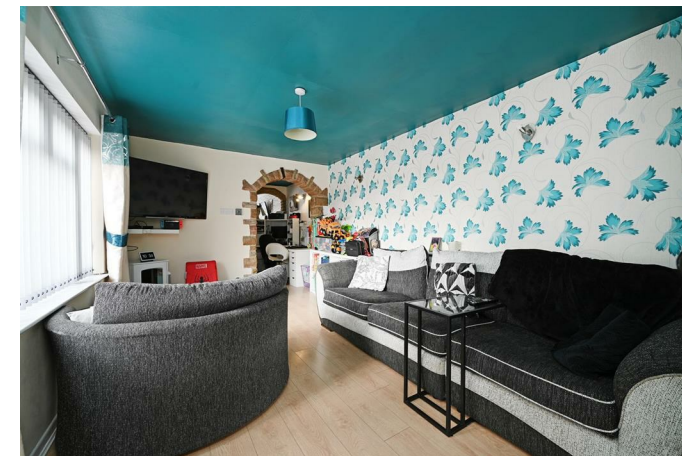
Considerably extended to offer good size family accommodation in an enviably quiet cul-de-sac location is this three bedroomed semi detached house, situated close to nearby schools, park and shops and within easy reach of Chesterfield and the M1 motorway links.

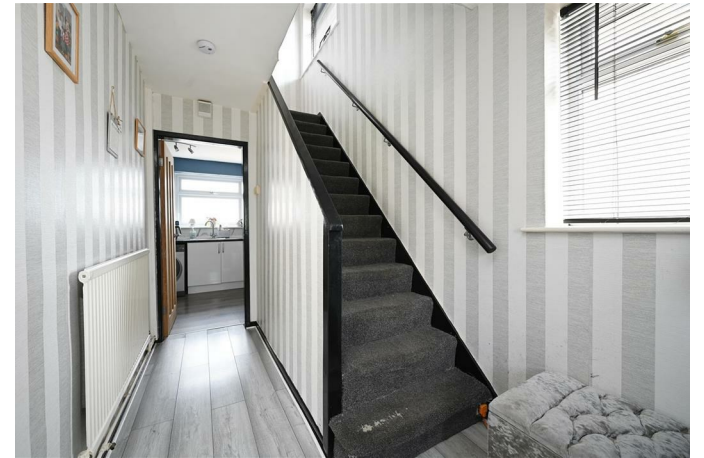
Having gas central heating and double glazing the property benefits from having off road parking for two, three good size bedrooms and a useful ground floor extension. The accommodation briefly comprises: entrance hall, front bay windowed dining room, kitchen and separate living room to the rear with rear entrance having useful built in store cupboards and downstairs WC. To the first floor are three good size bedrooms and family bathroom with shower over the bath.

Outside: off road parking to the front, access to the good sized rear garden which is lawned and has a patio.



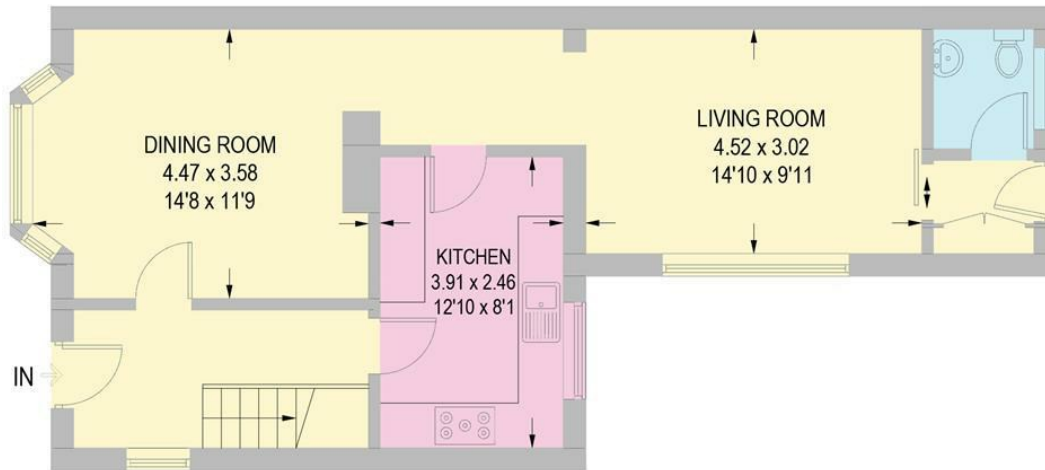
- Quiet cul-de-sac location
- Close to local shops, schools and park
- uPVC double glazing and gas central heating
- Three bedrooms
- Extended to the rear ground floor to offer additional living space and downstairs WC
- Sensibly priced
- Popular residential location for families
- EPC: D
- Council tax Band
- Tenure: Freehold



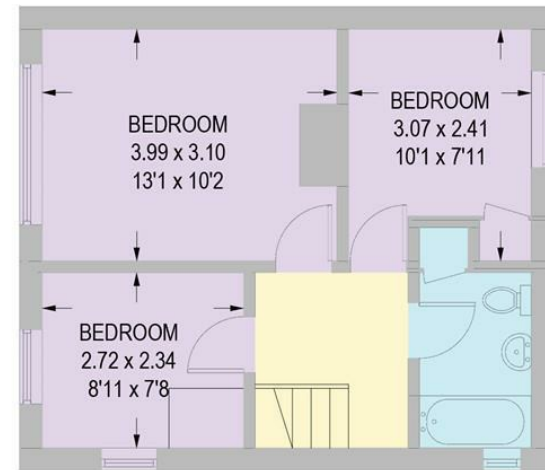


8 SIMS CROFT

APPROXIMATE GROSS INTERNAL AREA = 93.6 SQ M / 1007 SQ FT



GROUND FLOOR
56.9 SQ M / 612 SQ FT



FIRST FLOOR
36.7 SQ M / 395 SQ FT

Illustration for identification purposes only,
measurements are approximate, not to scale.

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.'

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