



£155,000 Freehold

74 RIVERDALE PARK | STAVELEY | S43 3UH

**BuckleyBrown**  
ESTATE AGENTS

\*\*\* OVER 50'S ONLY \*\*\*

This newly planned home will offer two generously sized bedrooms, a bright and inviting living room, a well-appointed kitchen, and a spacious bathroom (or shower room, pending final decision).

Interior selections remain open—whether you prefer a crisp white or elegant grey kitchen, and whether the furnishings and textiles lean modern and sleek or embrace a more traditional, timeless style. With the structure yet to be built, this presents an exciting opportunity to customise the finishes and make it truly your own.

A south-facing, level-access stone slab sun terrace with a parapet wall is just one element of the landscaping package included in the price.

Contact us today to learn more and secure this exciting opportunity. 01246 605121





Living Room

Not yet built, design your own

Kitchen/Dining

Not yet built, design your own

Bedroom One

Not yet built, design your own

Bedroom Two

Not yet built, design your own

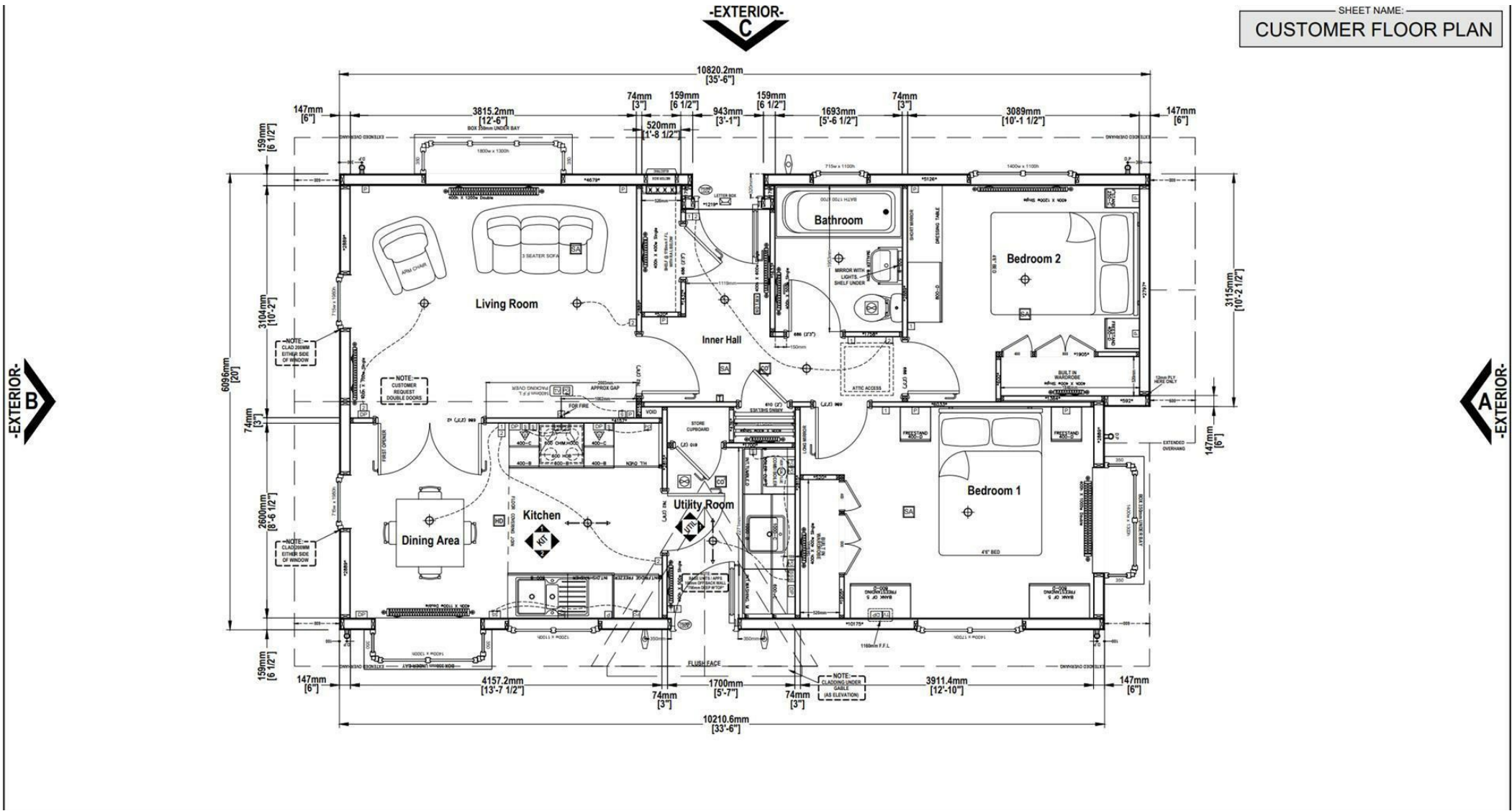
Bathroom

Not yet built, design your own

Utility

Not yet built, design your own





**IMPORTANT:** we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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STAVELEY  
CHESTERFIELD  
S43 3UH

## BuckleyBrown Estate Agents

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