



**47 Foxbrook Drive, Walton
Chesterfield, S40 3JR**

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Guide Price: £375,000 TO £390,000

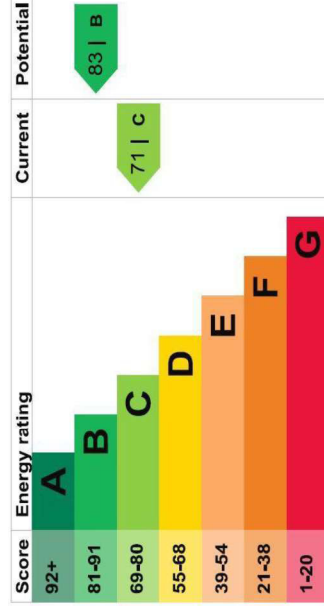
IMMACULATELY PRESENTED four bedroom detached house TUCKED AWAY at the head of a cul de sac close to local shops, amenities, park, within the catchment for BROOKFIELD SCHOOL.

DRIVEWAY parking for 3 cars, integral single GARAGE & enclosed rear garden.

The delightful family home comprising: - spacious entrance hall, fitted breakfast kitchen, utility room, downstairs WC, lounge with french doors to the rear garden, separate dining room, four first floor well proportioned bedrooms, en suite to the main bedroom & separate family bathroom. Gas centrally heated (NEW boiler Dec 2019) & uPVC double glazed (new windows, external doors & fascias).

Sought after residential area to the West of Chesterfield, ideal for commuter links & easy access for town centre.

SUPERB FAMILY HOME - INSPECTION ESSENTIAL!!



ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Hunters 34-36 Burlington Street, Chesterfield, S40 1RR | 01246 540540
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VIEWING ARRANGEMENTS

By Appointment With: Hunters
Tel: 01246 540540

OPENING HOURS:

Monday 9am – 5.15pm

Tuesday 9am – 5.15pm

Wednesday 9am – 5.15pm

Thursday 9am – 5.15pm

Friday 9am – 5.15pm

Saturday 9am – 4pm

Sunday closed

THINKING OF SELLING?

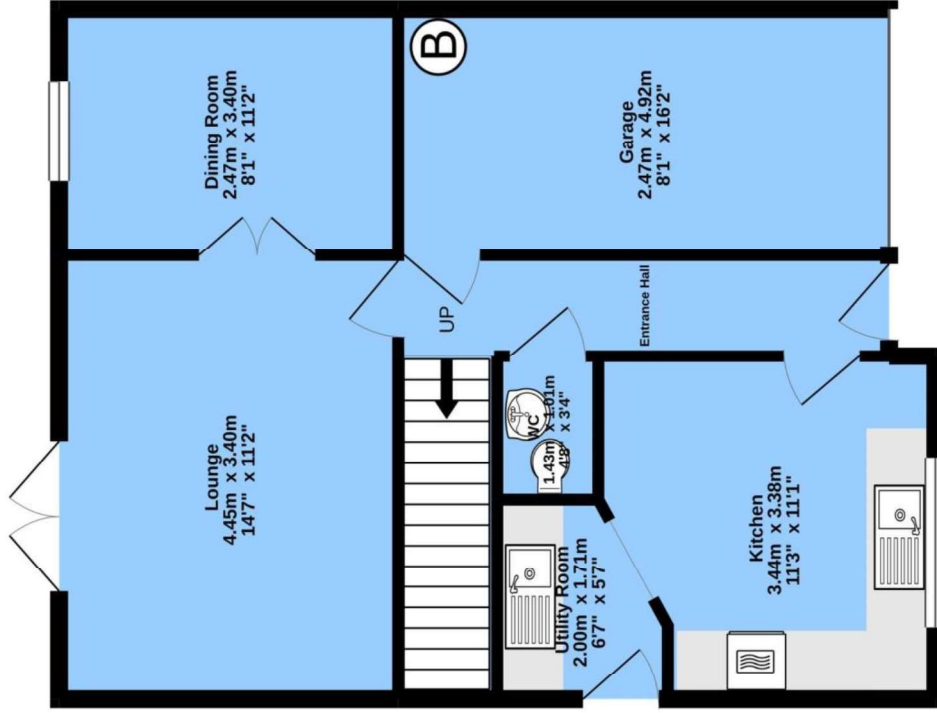
If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

DISCLAIMER

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.

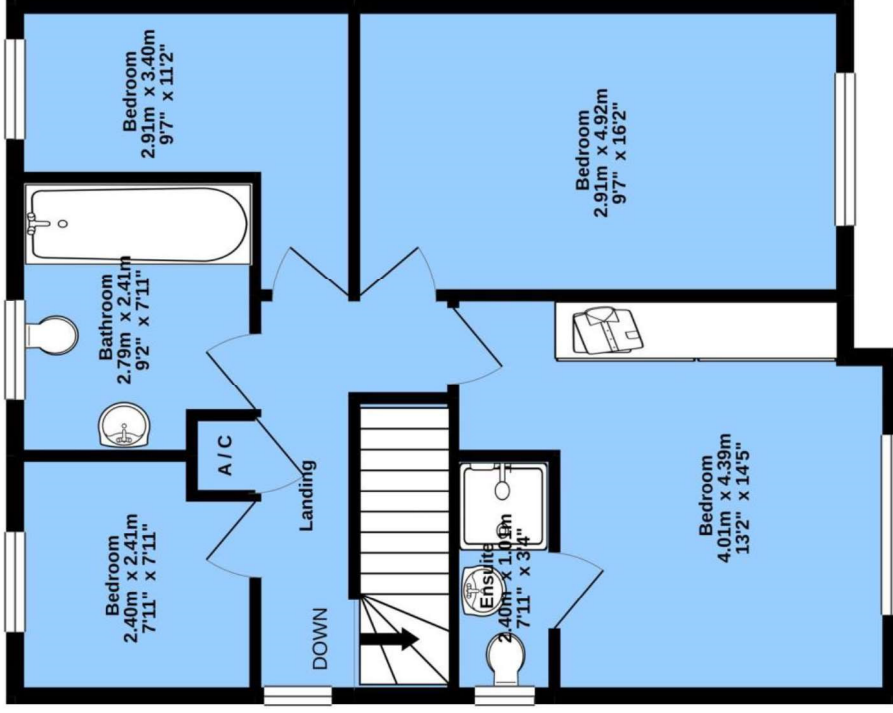
GROUND FLOOR

59.1 sq.m. (636 sq.ft.) approx.



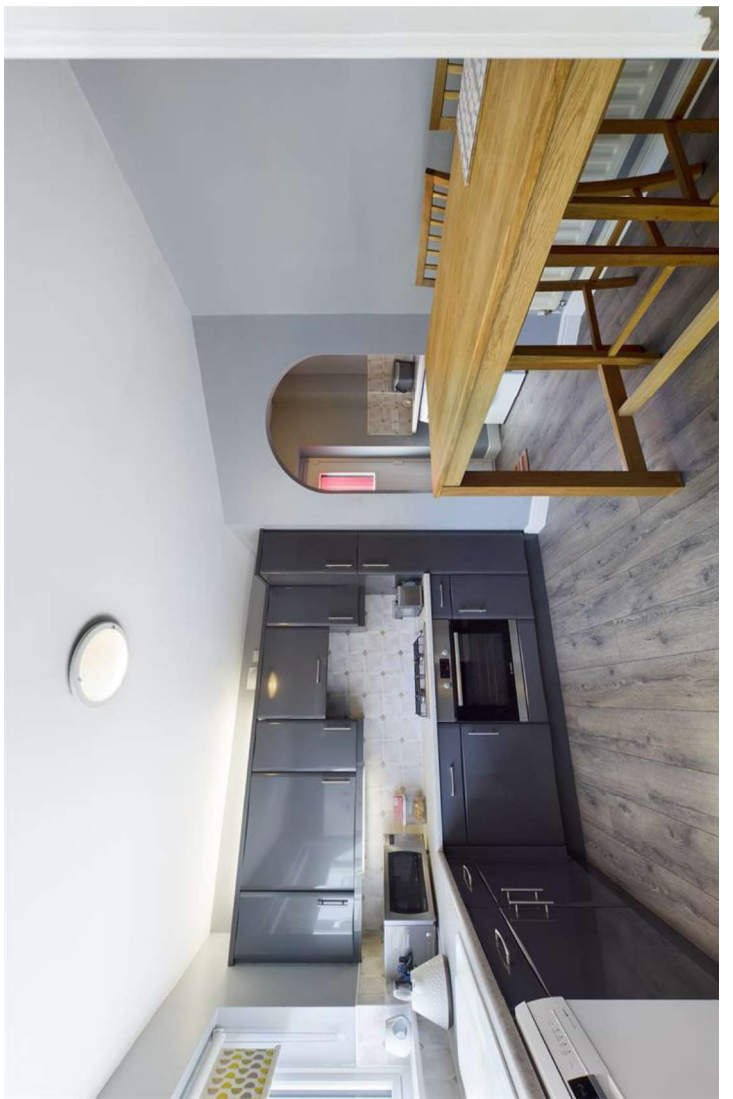
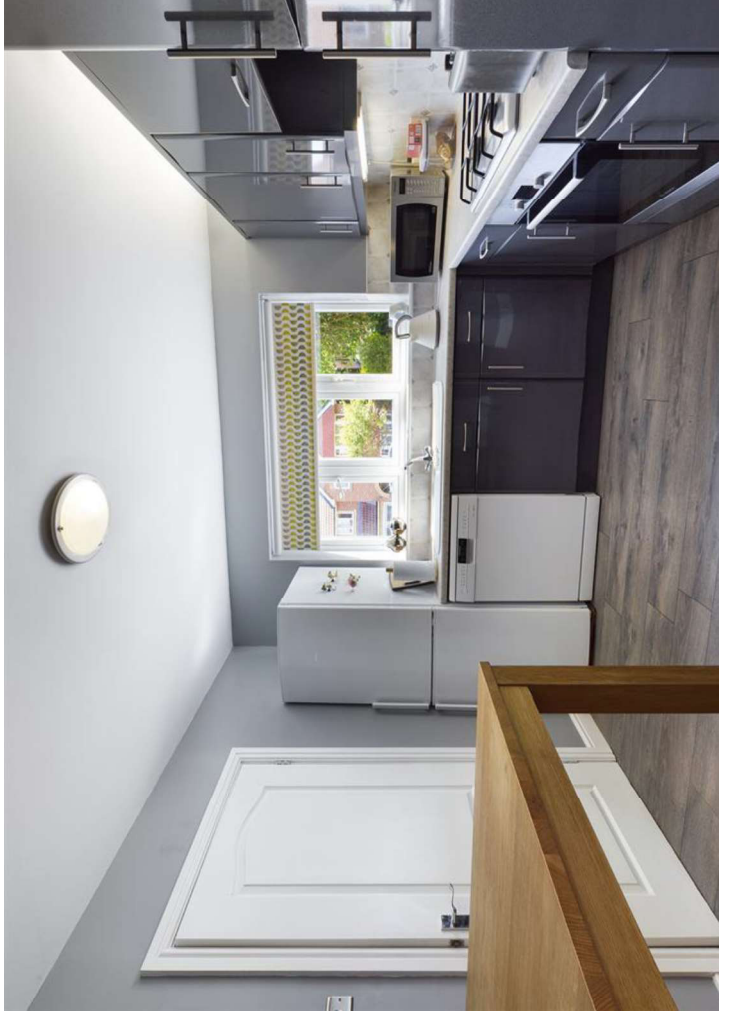
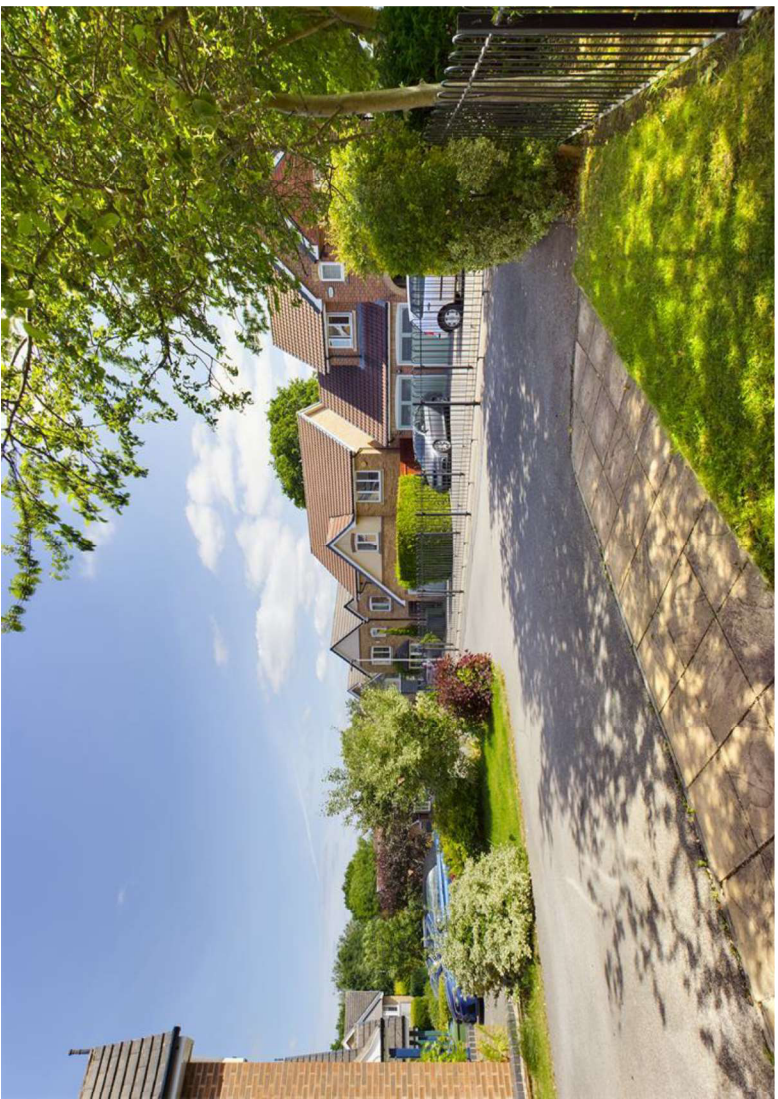
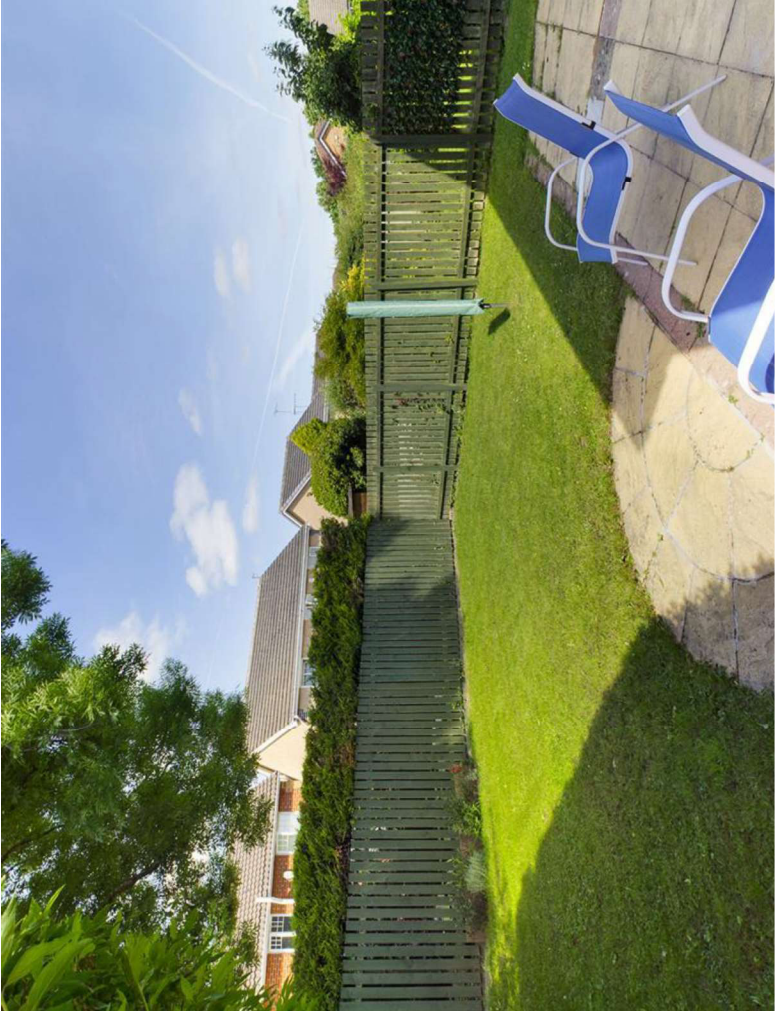
1ST FLOOR

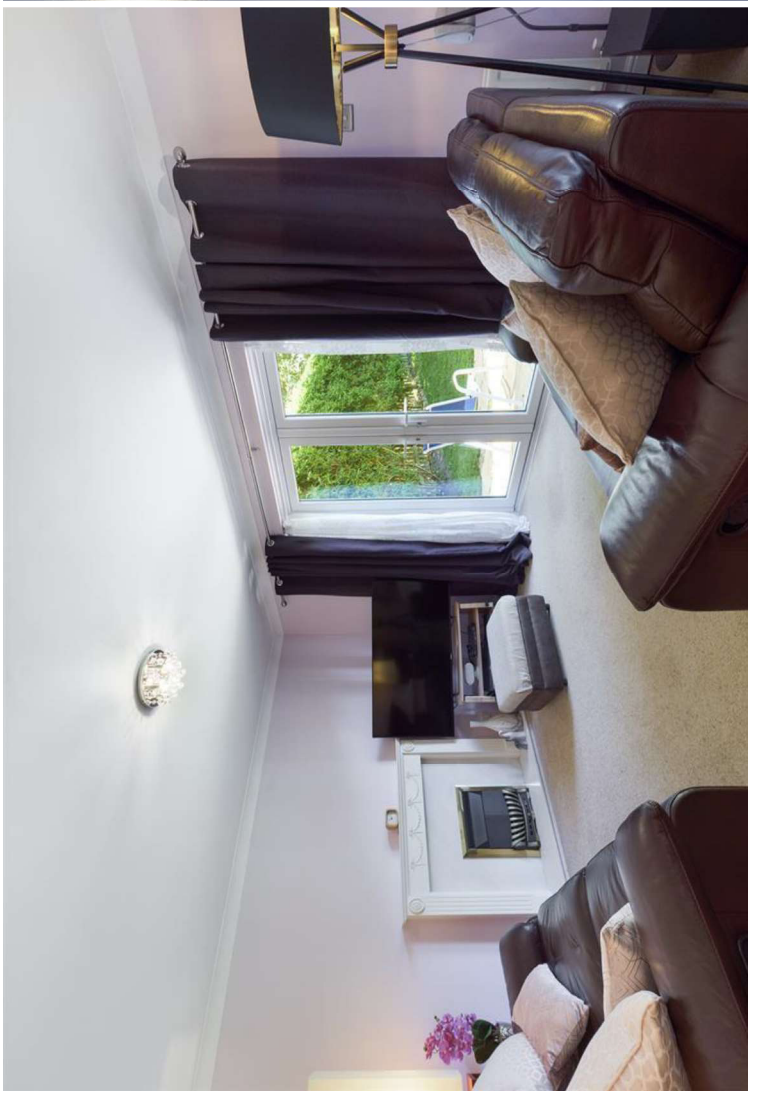
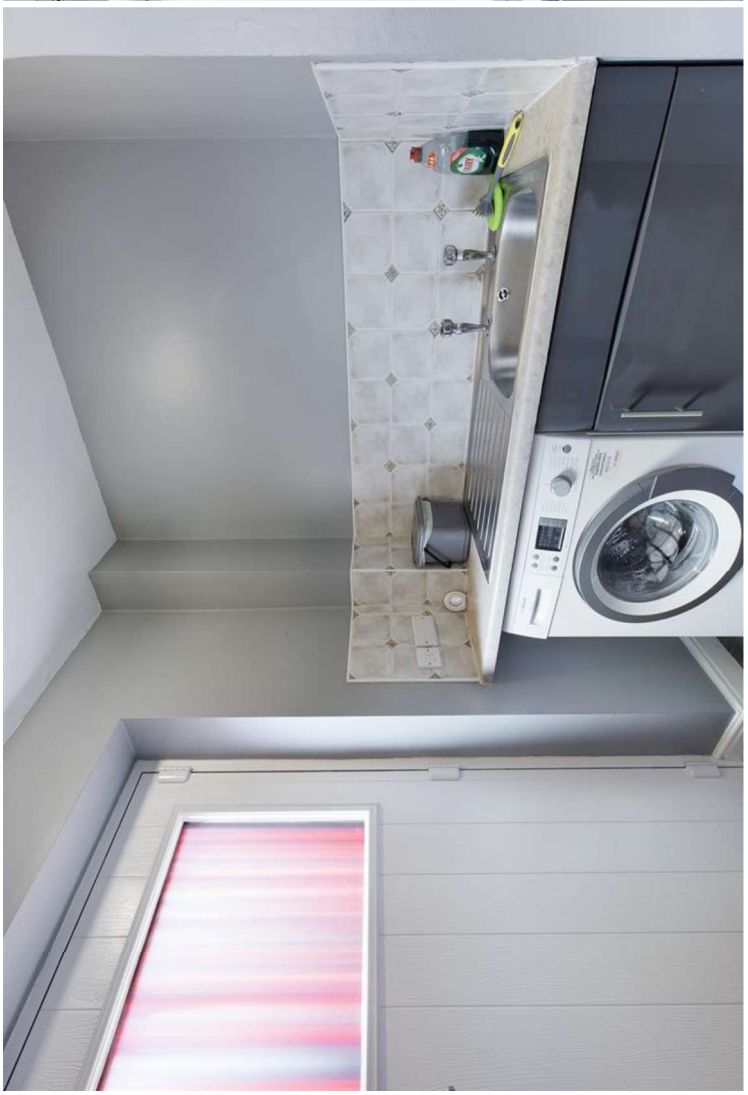
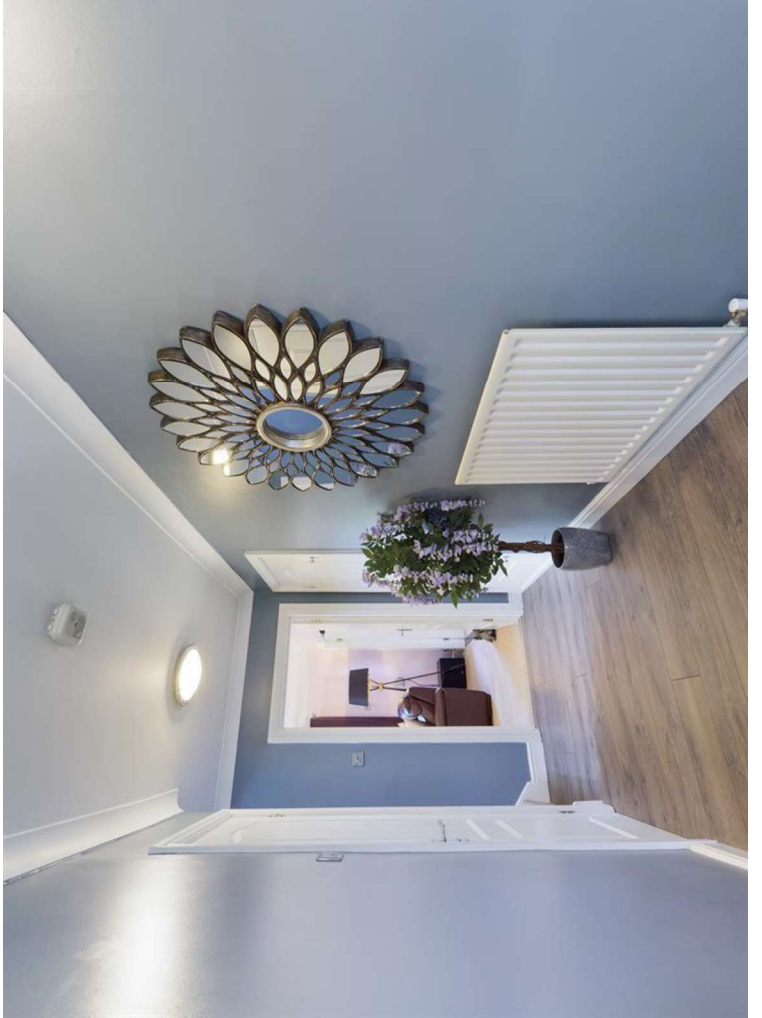
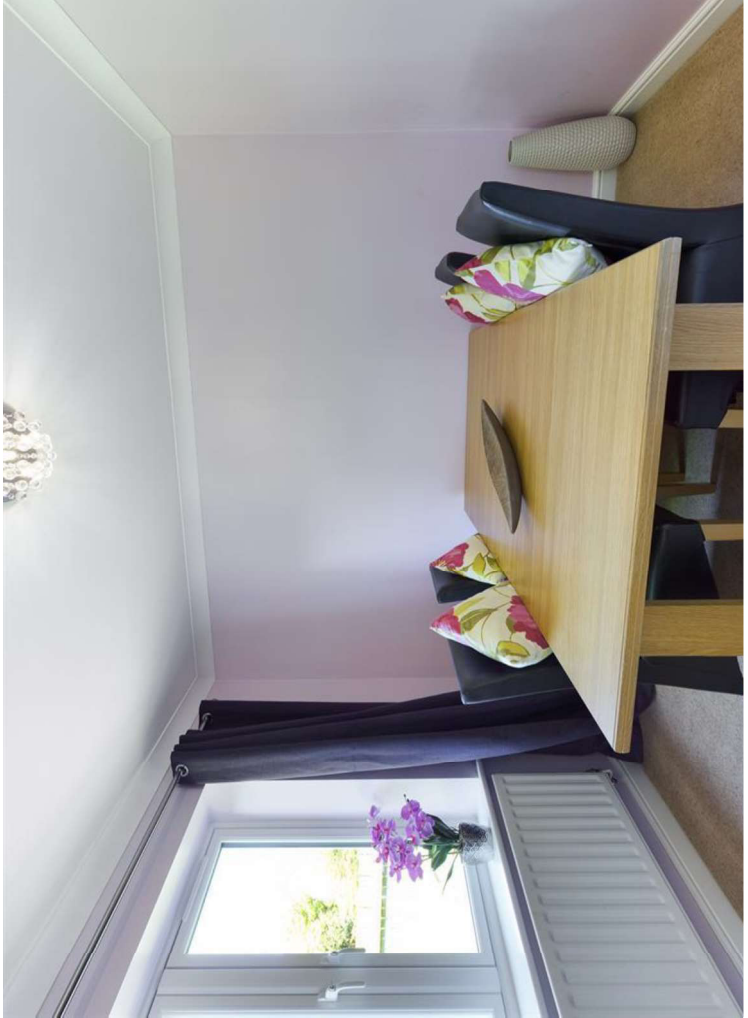
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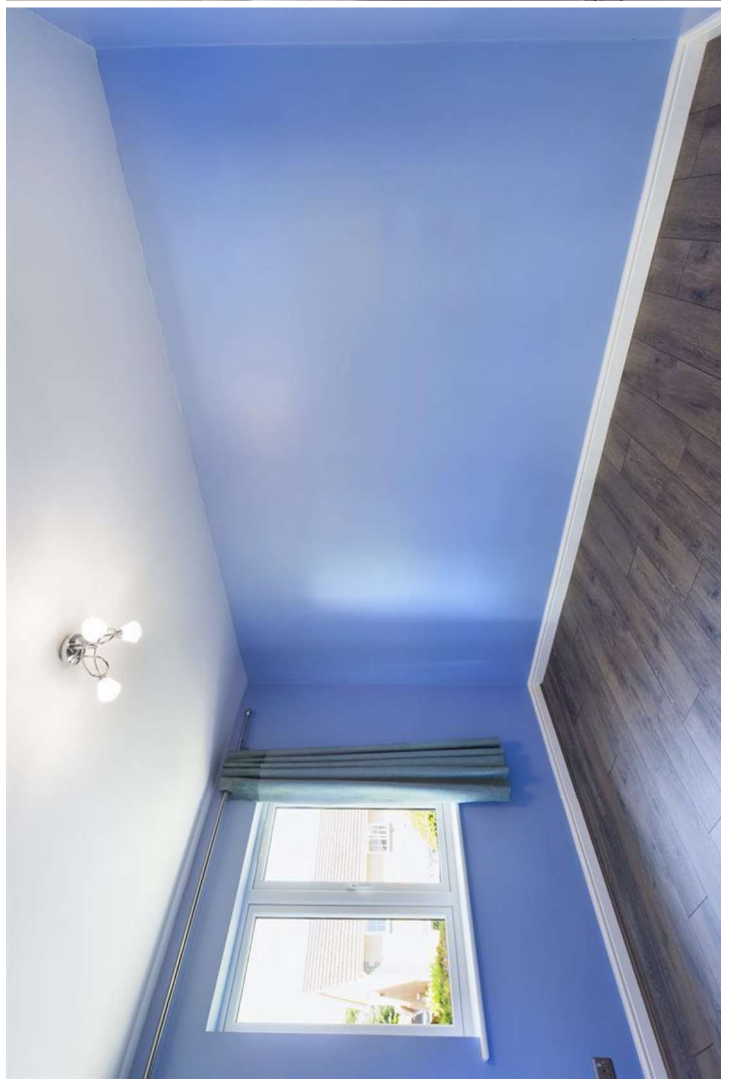
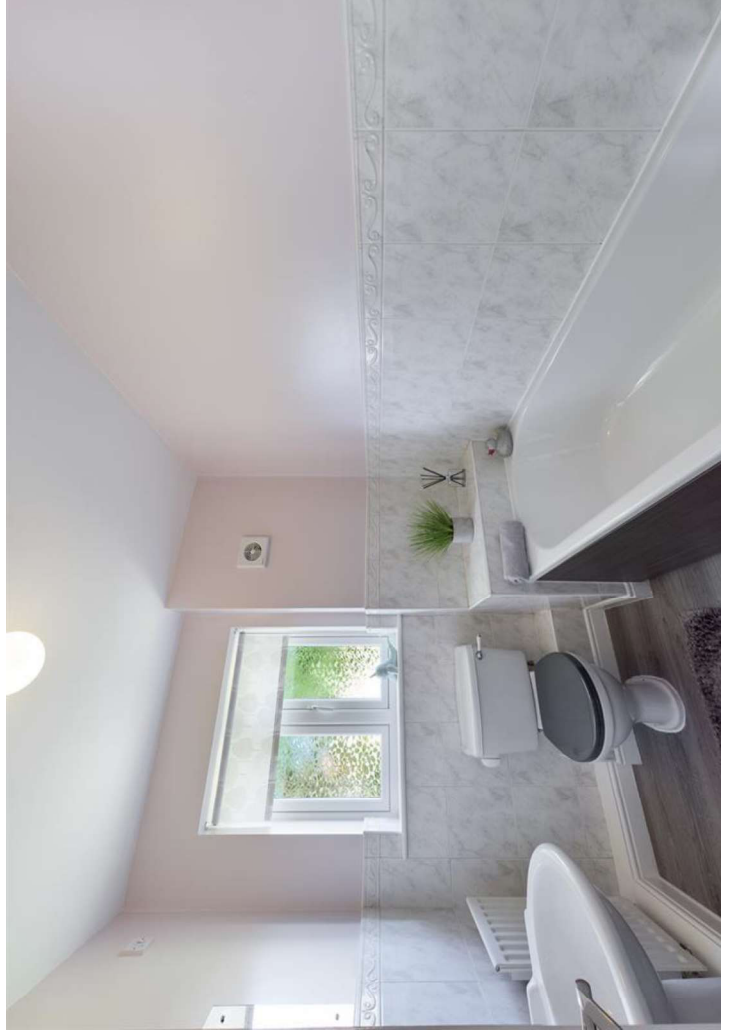


TOTAL FLOOR AREA : 118.1 sq.m. (1272 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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