



£1,300 Per Month

9 LUMBWOOD COURT | BOLSOVER | CHESTERFIELD | S44 6GP

BuckleyBrown
ESTATE AGENTS

Located in a quiet residential area, this well-presented property at Lumbwood Court, Bolsover offers comfortable and practical living in a popular part of the town. The home is bright and welcoming throughout, with well-proportioned rooms and a layout suited to modern day living.

The property benefits from a pleasant setting while still being conveniently placed for local amenities, schools and transport links, making it ideal for commuters or those wanting easy access to the surrounding areas. Bolsover town centre, local shops and services are all within easy reach, along with good road links to Chesterfield, Mansfield and the M1.

Externally, the property enjoys a low-maintenance outdoor space, perfect for relaxing or entertaining, along with nearby parking. This is an excellent opportunity for tenants seeking a well-located and easy-to-maintain home in a desirable residential location.

Call today to avoid disappointment!



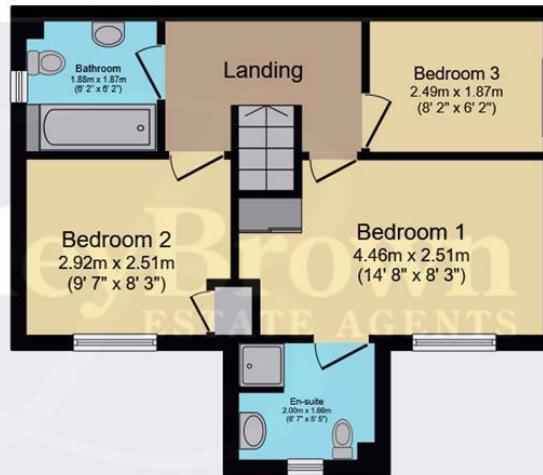






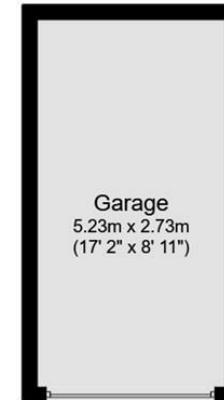
Ground Floor

Floor area 36.4 sq.m. (392 sq.ft.)



First Floor

Floor area 36.4 sq.m. (392 sq.ft.)



Garage

Floor area 14.0 sq.m. (151 sq.ft.)

Total floor area: 86.8 sq.m. (934 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io

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) A		95
(81-80) B		83
(69-60) C		
(55-48) D		
(38-34) E		
(21-20) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

9 LUMBWOOD COURT
BOLSOVER
CHESTERFIELD
S44 6GP



BuckleyBrown Estate Agents

55 - 57 Leeming Street | Mansfield | Nottinghamshire | NG18 1ND
23 High Street | Edwinstowe | Nottinghamshire | NG21 9QP
1 Market Place | Bolsover | Chesterfield | S44 6PN
www.buckleybrown.co.uk

t: 01623 633 633
t: 01623 633 633
t: 01246 605121

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.

BuckleyBrown
ESTATE AGENTS