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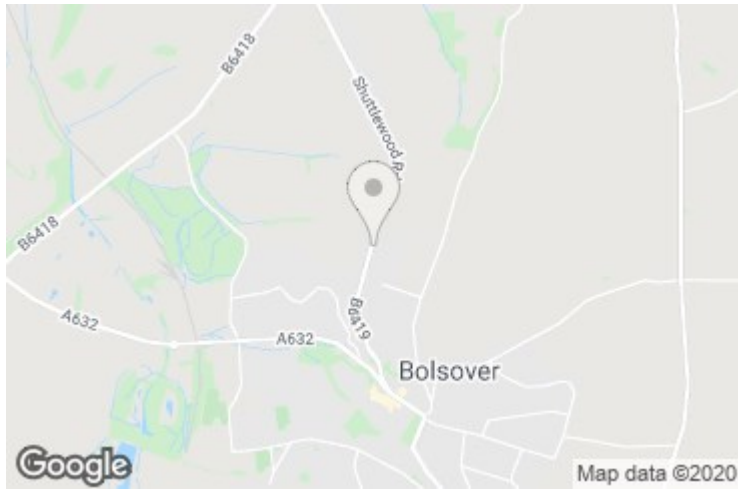


16 Shuttlewood Road  
Chesterfield, Derbyshire S44 6NU

**OFFERS IN THE REGION OF £119,950**

**\*NO CHAIN\* GARDEN TO REAR\* HUGE POTENTIAL\*** Of particular interest to investors and/or first time buyers, spacious and with huge potential this three bedroomed mid property enjoys stunning views of open countryside from the rear and benefits from fantastic commuting links to the M1. In need of some updating the accommodation is set over three floors and comprises a kitchen to the lower ground floor which can be accessed from the rear garden, there is a basement area suitable for a number of uses, currently used for storage, stairs lead up to the ground floor which consists of a front facing reception room and an inner hallway leads onto a bathroom and single bedroom at the rear, two further double bedrooms are located on the first floor. There is also a good sized enclosed rear garden. The property is ideally located for commuting to the M1 via J29a Markham Vale and has easy level access to the centre of Bolsover.

**16 SHUTTLEWOOD ROAD, CHESTERFIELD, DERBYSHIRE S44 6NU**



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
<p>For energy efficiency, higher ratings mean better energy efficiency.</p> <p> <span style="background-color: #4CAF50; color: white; padding: 2px;">A</span> <span style="background-color: #8BC34A; color: white; padding: 2px;">B</span> <span style="background-color: #FFEB3B; color: black; padding: 2px;">C</span> <span style="background-color: #FFC107; color: black; padding: 2px;">D</span> <span style="background-color: #FF9800; color: black; padding: 2px;">E</span> <span style="background-color: #FF4500; color: black; padding: 2px;">F</span> <span style="background-color: #D32F2F; color: white; padding: 2px;">G</span> </p>		<p>For environmental impact, lower ratings mean lower CO<sub>2</sub> emissions.</p> <p> <span style="background-color: #4285F4; color: white; padding: 2px;">A</span> <span style="background-color: #9575CD; color: white; padding: 2px;">B</span> <span style="background-color: #BBDEFB; color: black; padding: 2px;">C</span> <span style="background-color: #D9EAD3; color: black; padding: 2px;">D</span> <span style="background-color: #F5F5F5; color: black; padding: 2px;">E</span> <span style="background-color: #FFCCBC; color: black; padding: 2px;">F</span> <span style="background-color: #FF8A65; color: black; padding: 2px;">G</span> </p>	
England & Wales	2009/10 EC	England & Wales	2009/10 EC