

Chesterfield Road, Alfreton, Derbyshire. DE55 7DT

£680,000 Freehold

FOR SALE



**DP** DERBYSHIRE  
PROPERTIES  
- SALES & LETTINGS -

## PROPERTY DESCRIPTION

Derbyshire Properties are delighted to offer 'For Sale' this bespoke family home to the market. Occupying 0.6 acre plot, this detached residence offers flexible and spacious living accommodation throughout. We recommend an early internal inspection to avoid disappointment.

Internally, the home offers extensive living accommodation and a wealth of natural light throughout. Briefly comprises; Entrance porch, dining kitchen, lounge, dining/living area, utility room, two home gym/office spaces & WC to the ground floor. To the first floor, there are four double bedrooms, two En suites and further bathroom all accessed via a stunning landing.

Externally, the property boasts wonderful secluded position and stunning countryside views to the front aspect whilst remaining within walking distance of the town centre and its many amenities. On a wider scale the property is also ideally positioned for access to A38 & M1 road links and remains within good proximity to Derby, Nottingham & Chesterfield. The 0.6 acre plot consists of sweeping driveway approach via electric gates with mature tree and shrubbery surround. There is parking for numerous vehicles to the front elevation with access to detached garage which is fitted with light, power and electric roller door. The rear garden is a superb reaching lawned area with large entertaining patio accessed via French doors from the lounge and living/dining area respectively. Mature trees and shrubbery border the space further contributing to the privacy of this wonderful family residence.

## FEATURES

- Detached Family Residence on 0.6 Acre Plot
- Spacious & Modern Accommodation Throughout
- Flexible Family Home
- Stunning Views To Front Aspect
- Secluded Plot Within Walking Distance Of The Town Centre
- Viewing Absolutely Essential!
- Walking Distance To Alfreton Train Station
- Perfect For Access to A38 & M1
- Home Office With Individual Access



## ROOM DESCRIPTIONS

### Entrance Porch

2.15m x 1.39m (7' 1" x 4' 7") Accessed via composite door to front elevation, with twin double glazed windows, tiled flooring and UPVC double glazed door accessing kitchen.

### WC

Accessed off the kitchen with pedestal handwash basin, low level WC, mini wall mounted radiator and double glazed obscured window to front elevation.

### Kitchen

4.86m x 4.12m (15' 11" x 13' 6") The central hub of this family home features base cupboards and eye level units for storage with complimentary Corian worktops over and a range of fitted appliances including; Dishwasher, two fridges, inset sink & drainer unit and fitted extractor unit above Rangemaster cooker with six ring hob. Kitchen island with oak worktop provides further storage capacity, fitted wine rack and breakfast seating area. Tiled splashbacks cover the workspace whilst tiled flooring with underfloor heating extends throughout the space. Under unit lighting adds a smart finish whilst double glazed window to rear elevation and open stair case complete the area.

### Lounge

5.37m x 5.03m (17' 7" x 16' 6") Benefitting from a wealth of natural light with floor to ceiling double glazed corner picture window, double glazed window and further double glazed French doors opening to rear garden & patio. Feature fireplace housing multi fuel burner forms the centre piece of this superb space whilst two wall mounted radiators and carpeted flooring complete the area.

### Living/Dining Area

7.31m x 3.29m (24' 0" x 10' 10") With roof lantern to ceiling, two wall mounted radiators and carpeted flooring. Double glazed French doors to side and rear elevation form the perfect area to host or relax no matter the season.

### Rear Hallway

Accessed via UPVC double glazed door with internal doorways to;

### Utility Room

3.87m x 1.94m (12' 8" x 6' 4") Featuring worktop space of its own, ample cupboard storage and under counter plumbing/power for washing machine/tumble dryer. UPVC double glazed door opens to rear garden.

### Home Gym/Office 1

5.11m x 2.40m (16' 9" x 7' 10") Enjoying a dual aspect with double glazed windows to front and rear elevation, wall mounted radiator and carpeted flooring.

### Home Gym/Office 2

5.05m x 3.18m (16' 7" x 10' 5") Enjoying a dual aspect with double glazed door to front and double glazed window to rear elevation, wall mounted radiator and carpeted flooring.

### First Floor

### Landing

### Bedroom One

6.00m x 5.01m (19' 8" x 16' 5" - Including Dressing Area) Benefitting from a wealth of natural light with floor to ceiling double glazed corner picture window with stunning countryside views. Double glazed windows to side and rear elevation, two wall mounted radiators and carpeted flooring all feature whilst dressing area leads to En suite.

### En Suite

2.41m x 1.76m (7' 11" x 5' 9") A tiled three piece suite including; Walk-in shower, pedestal handwash basin and low level WC. Wall mounted heated towel rail, wood effect flooring, obscured double glazed window to rear elevation and extractor unit completes the space.

### Bedroom Two

5.91m x 5.14m (19' 5" x 16' 10") With double glazed windows to front and rear elevation, three wall mounted radiators and carpeted flooring. Access to En Suite.

### En Suite Two

2.00m x 1.62m (6' 7" x 5' 4") A tiled three piece suite



# FLOORPLAN & EPC

