



Stradbroke Rise, Walton, Chesterfield, Derbyshire S40 3RB



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EPC
TBC

£635,000

PINWOOD

Stradbroke Rise

Walton

Chesterfield

Derbyshire

S40 3RB



£635,000

**3 bedrooms
3 bathrooms
2 receptions**

- Versatile Three Double Bed Bungalow - Upgraded to a High Specification - separate Detached One Bed Annexe
- Generous Plot, Far Reaching Views to the Front and Overlooking Woodland to The Rear
- Located on the Sought After West Side of Chesterfield in the Popular Area of Walton - Head of a Quiet Cul De Sac
- Landscaped and Well Stocked Private and Secluded Gardens to Front, Side and Rear
 - Open Plan Well Appointed and Stocked Breakfast Kitchen With A Whole Host of Integrated Appliances and Underfloor Heating
 - Extensive Driveway Parking For Several Cars and Double Garage
- Annexe is Self Contained and Ideal for an Elderly Relative, Family Member, Teenager or Holiday Let
- Sauna with Gym/Multi Use Room/Dressing Room and WC/Shower Area to Bedroom Two
 - Super Spacious Lounge/Family Room - Perfect For a Pool Table!
 - Ensuite Wet Room to Bedroom One, Family Bathroom and Two WCs



This beautifully upgraded and immaculately presented property is finished to a high specification throughout. The elevated three-bedroom main residence offers spacious living, complemented by a self-contained annexe featuring a charming lounge, a generously sized double bedroom, a stylish and well-appointed breakfast kitchen, and a contemporary shower room. Perfect for multi-generational living or as a rental opportunity.

Located in the heart of a sought after residential area in Walton, Chesterfield, Derbyshire.

The property boasts a welcoming entrance porch and a spacious hallway with a storage cupboard. The lounge/family room provides a comfortable and versatile living space, while the open-plan well appointed and stocked kitchen features a central island, garden views and is flooded with natural light, creating the perfect hub of the home, with a formal dining area. There are three generously sized double bedrooms, with the principal bedroom benefiting from an en-suite wet room. Additional features include a sauna, a gym/multi-use room, and two ground-floor WCs for added convenience. There is also a utility area, providing practical storage and laundry space. A luxurious family bathroom with bath and shower enclosure completes the main living accommodation.

The property enjoys an extensive driveway providing ample parking for several cars, along with a double garage. Gated access leads to an additional garden area featuring a patio and decking, perfect for entertaining or relaxing in a hot tub while enjoying the far-reaching views. To the rear, the secluded and enclosed landscaped garden offers a serene retreat, complete with a manicured lawn, Indian sandstone patio, well-stocked borders, and a tranquil woodland backdrop.

This stunning property offers versatile living spaces, high-specification finishes, and exceptional outdoor areas, making it a perfect family home.

ENTRANCE PORCH

Step through the stylish composite door into a welcoming entrance porch, featuring a uPVC window, tiled-effect vinyl flooring, and practical built-in storage cupboards with a laminated worktop. Wooden glazed doors elegantly lead into the main entrance hall, creating a seamless flow.

ENTRANCE HALL

The hallway boasts a built-in storage cupboard, ideal for coats and shoes, complemented by a radiator, stylish painted decor, solid wooden flooring, and classic coving for a touch of elegance.

Lounge/Family Room

17'5" x 14'1" (5.31 x 4.31)

This inviting lounge area seamlessly flows into a spacious family area, perfect for relaxation and entertainment. Featuring plush carpeting and tasteful painted décor, the space exudes warmth and comfort and a radiator ensures a cosy atmosphere year-round. The large uPVC window allows natural light to fill the room, creating a welcoming environment for family gatherings and leisure time.

Lounge/Family Room Cont

10'10" x 10'9" (3.31 x 3.29)

This room extends to an additional area perfect for a family area/pool table, with a continuation of the carpet, painted décor with radiator and uPVC doors leading out to the rear garden.

Dining Room

12'7" x 11'5" (3.84 x 3.49)

This elegant dining room showcases solid wood flooring, providing a warm and inviting ambience. The on-trend paneling on the walls adds a touch of sophistication and character, making it an ideal setting for formal dinners and gatherings. A radiator ensures a comfortable temperature for your guests, while the built-in storage cleverly maximizes space, offering convenience without compromising on style. This room is perfect for entertaining and creating cherished memories around the dining table.

Breakfast Kitchen

15'1" x 15'1" (4.60 x 4.60)

This stunning kitchen is designed for both functionality and style, featuring underfloor heating beneath the elegant tiled floor to ensure comfort. An abundance of natural light floods the space through the ceiling and uPVC windows and doors that seamlessly connect to the rear garden. The exposed brick accents on selected walls add a touch of rustic charm. At the heart of the kitchen is a stylish breakfast island, complete with an inset Belfast 1.5 sink and a chic chrome mixer tap, making it the perfect spot for casual dining or entertaining. The kitchen is equipped with top-of-the-line NEFF integrated appliances, including a five-ring induction hob and a sleek downdraft extractor for a modern touch. Storage is plentiful with soft-close drawers and wall and base units, featuring two built-in ovens—one hide and slide and one steam oven for versatile cooking options. A warming drawer adds convenience for serving, while there's ample space for an American-style fridge freezer and an under-unit wine cooler, making this kitchen a true chef's delight. This space combines practicality with contemporary elegance, creating a perfect environment for culinary adventures and social gatherings.

WC

8'2" x 3'3" .624" (2.50 x 1.19)

This additional WC features solid wood flooring that lends warmth and sophistication to the space. The low flush WC and modern ceramic sink, complemented by a sleek chrome mixer tap, are elegantly integrated into a vanity unit with a laminated worktop. The room is fully tiled for a refined finish, while a uPVC frosted window allows natural light to brighten the area. An efficient extractor ensures proper ventilation, enhancing comfort. The ceiling boasts coving for added architectural interest, and the inset spotlights, creating a welcoming ambiance.



UTILITY ROOM

11'1" x 4'5" (3.40 x 1.35)

This uPVC extension seamlessly transforms into a practical utility area, designed for functionality and efficiency. This space offers ample room and plumbing for both a washing machine and a tumble dryer, making laundry chores a breeze. With two sets of uPVC doors on either end, the utility area benefits from excellent ventilation and easy access, ensuring that it remains bright and airy. A wall-mounted radiator provides warmth and comfort, the tiled flooring adds durability and is easy to clean, making it an ideal choice for a utility space. This utility area is both practical and convenient.

INNER HALL

The inner hall gives access to the garage, utility area and the additional WC.

DOUBLE GARAGE

18'6" x 15'9" (5.66 x 4.82)

The double garage is conveniently accessed from the inner hall of the home, providing an easy transition between living spaces and vehicle storage. This well-appointed garage features an electric door for effortless entry and exit, enhancing convenience especially in inclement weather. Inside, the garage is equipped with adequate lighting and power, making it suitable for a variety of uses beyond just parking vehicles. Whether it's for storage, a workshop, or hobbies, this garage is designed to accommodate your needs while maintaining a clean and organized environment.

BEDROOM ONE

14'9" x 13'11" (4.51 x 4.26)

Bedroom One is a spacious double, featuring plush carpeting, modern painted décor, a wall-mounted tall radiator, a uPVC window that fills the room with natural light, and convenient access to the ensuite wet room.

ENSUITE WET ROOM TO BEDROOM ONE

10'8" x 3'9" (3.26 x 1.16)

The ensuite wet room is thoughtfully designed with inset spotlights, an extractor fan, and a sleek walk-in shower area featuring a chrome shower. Additional highlights include a wall-mounted chrome towel radiator, a laminated worktop with glossy storage units, a ceramic sink with a chrome mixer tap, and a frosted uPVC window for privacy and natural light.

BEDROOM TWO

13'11" x 11'8" (4.25 x 3.58)

Bedroom Two is a well-appointed double room, currently used as a sitting room and featuring built-in wardrobes, a uPVC window, tasteful painted décor with coving.

BEDROOM THREE

11'9" x 9'10" (3.59 x 3.01)

Bedroom Three is a spacious double, situated at the rear elevation, with uPVC French doors opening onto the rear garden. This inviting room features a radiator, soft carpeting, painted décor with coving, and a handy built-in storage cupboard for added convenience.

FAMILY BATHROOM

10'11" x 6'0" (3.33 x 1.85)

The family bathroom exudes luxury, featuring sparkle tiled flooring and a relaxing jacuzzi bath with a chrome mixer tap. A low-flush WC sits alongside a glossy vanity unit with a laminated worktop and twin ceramic sinks, each with chrome mixer taps. A frosted uPVC window provides privacy, while a wall-mounted chrome towel radiator and illuminated mirrored storage cabinets add style and functionality. The space is completed by a walk-in shower enclosure with a chrome rain head shower, inset spotlights, brushed stainless extractor, and elegant coving for a truly refined finish.

GYM/MULTI USE ROOM

9'8" x 8'7" (2.97 x 2.62)

Versatile multi-use room is currently utilised as a home gym, this inviting space features uPVC doors that open to a beautifully decked area—ideal for incorporating a hot tub while enjoying breath-taking views. The room boasts durable solid wood flooring with underfloor heating and tasteful painted décor. Additional uPVC doors provide access to the rear garden, while a separate door leads to a convenient shower room, making this room perfect for various lifestyles and activities.

WC/SHOWER ROOM

7'5" x 2'5" (2.28 x 0.76)

This elegantly designed shower room features a shower enclosure, cistern WC, a wall-mounted ceramic sink with a contemporary chrome mixer tap, and full-wall tiling, providing a sleek and easy-to-maintain space. The uPVC frosted window ensures privacy, while the cistern WC and decorative coving add a touch of sophistication. A door conveniently leads to the sauna, enhancing the overall appeal of this tranquil retreat.

SAUNA

6'4" x 4'6" (1.95 x 1.38)

This sauna room is located off the shower room.

ANNEXE - LOUNGE

18'0" x 11'10" (5.50 x 3.63)

Spacious annex lounge boasting stylish uPVC sliding doors, newly fitted carpet, fresh contemporary decor, and a large uPVC window showcasing delightful views. The room is further enhanced by a modern radiator and sleek inset spotlights, offering both comfort and elegance.

ANNEXE - SHOWER ROOM

7'0" x 3'11" (2.15 x 1.20)

Modern shower room featuring patterned vinyl flooring and a stylish walk-in shower enclosure with chrome rain head shower. The space includes a low-flush WC and a sleek ceramic sink with a chrome waterfall tap, elegantly set on a white gloss vanity unit. Walls are finished with durable mermaid boarding for a contemporary look, while a wall-mounted chrome radiator adds warmth and functionality. Inset spotlights and an extractor complete this well-appointed space.

ANNEXE - BEDROOM

10'2" x 6'6" (3.12 x 2.00)

Spacious double bedroom featuring fresh painted decor and soft carpet underfoot. A large uPVC window allows natural light to flood the room, complemented by inset spotlights for a modern touch. The space is complete with a radiator for added comfort.

ANNEXE - BREAKFAST KITCHEN

10'10" x 10'2" (3.32 x 3.10)

Kitchen fitted with a practical breakfast bar, offering a uPVC window and door providing access to the outside space. Features include a laminated worktop with tiled surrounds, a 1.5 bowl sink with a chrome mixer tap, and a good range of base units and drawers for ample storage. The kitchen is equipped with a 4-ring electric hob, extractor fan, and space for an under-counter fridge, freezer, or dishwasher, alongside plumbing for a washing machine. Finished with painted decor, a radiator, and inset spotlights for a bright and functional space.

ANNEXE - STORE

24'8" x 6'7" (7.52 x 2.03)

Spacious lockable store to the side of the annexe, offering versatile potential as a secure storage area or a practical workshop space.

OUTSIDE

To the front, a spacious driveway provides parking for several cars, along with access to a double garage. Gated entry leads to an additional garden area featuring a stunning Indian sandstone patio, a decking space ideal for a hot tub, and a tiered, low-maintenance section that could be easily partitioned for exclusive use by the annexe. This area also benefits from far-reaching views, adding to its appeal. To the rear, a secluded and enclosed landscaped garden offers a tranquil retreat, complete with a manicured lawn, patio area, and well-stocked borders, all set against the serene backdrop of overlooking woodland.

GENERAL INFORMATION

TOTAL FLOOR AREA: 234 sq m/2519 sq ft

BUNGALOW FLOOR AREA: 185 sq m/1991 sq ft

ANNEXE FLOOR AREA: 49 sq m/527 sq ft

NEWLY FITTED GAS CENTRAL HEATING SYSTEM - 2 NEW BOILERS AND UNDERFLOOR HEATING TO THE KITCHEN

16 PANEL SOLAR PANEL SYSTEM - OWNED - BATTERY STORAGE - HOT WATER DIVERTER

NEW ELECTRCS

HOT TUB INCLUDED IN THE SALE

UPVC DOUBLE GLAZING

TENURE: FREEHOLD

COUNCIL TAX BAND E - CHESTERFIELD BOROUGH COUNCIL

EPC BUNGALOW - TBC

EPC ANNEXE - TBC

RESERVATION AGREEMENT MAY BE AVAILABLE

The Reservation Agreement is our unique Reservation process which provides a commitment to the terms agreed by the Buyers and the Sellers, that Gazeal guarantees, so both parties can proceed in the safest way possible. This ensures a fair and efficient process for all involved, offering protection against anyone who may not be truly committed.

We now offer a higher level of certainty to you if selling or buying through Pinewood, by offering a Reservation Agreement before we remove a property from the market. Once your sale or purchase is agreed you will be offered to reserve which will protect you from Gazumping/Gazundering, etc.

The Vendor/Buyer pays a small reservation fee to guarantee a meaningful financial commitment between each party to move forward with confidence that the property is reserved within an agreed timescale.

Our system stops either party just walking away or attempting to renegotiate the price after an offer is accepted. If either party withdraw and break the agreement then the innocent party is entitled to a compensation payment which Gazeal guarantee. This gives both parties security and peace of mind that the sale is secure and means that you reduce the risk of fall throughs.

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