



**Church Close, North Wingfield, Chesterfield, Derbyshire S42 5XD**

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**Offers In The Region Of**  
££££ £££

**P I N E W O O D**





# Church Close North Wingfield Chesterfield Derbyshire S42 5XD



## Offers In The Region

2 bedrooms  
1 bathrooms  
1 receptions

- NO CHAIN - QUIET VILLAGE CUL DE SAC LOCATTON
- GENEROUS PLOT - GARDENS TO THREE SIDES - PRIVATE REAR GARDEN
- DRIVEWAY PARKING FOR SEVERAL CARS - POTENTIAL FOR ADDITIONAL DRIVEWAY - SINGLE GARAGE
- MODERN KITCHEN WITH INTERGATED HIGH LEVEL OVEN, HOB AND EXTRACTOR
  - OPEN PLAN LOUNGE - DINER - KITCHEN
- SPACIOUS PRINCIPAL DOUBLE BEDROOM WITH SPACE FOR WARDROBES AND ADDITIONAL FURNITURE
  - MODERN BATHROOM WITH WHITE SUITE AND SHOWER OVER BATH
  - BUILT IN STORAGE CUPBOARDS TO THE HALL AND THREE LOFTS FOR STORAGE
- GAS CENTRAL HEATING - UPVC DOUBLE GLAZING - FREEHOLD - COUNCIL TAX BAND B
  - SECOND DOUBLE BEDROOM - IDEAL AS A GUEST ROOM OR OFFICE ETC





NO CHAIN - Charming detached bungalow in North Wingfield – Spacious, Modern, and Well-Presented

Nestled in the desirable quiet cul de sac Church Close, North Wingfield, this delightful detached bungalow offers a perfect blend of comfort, convenience, and modern living. Boasting a generous 854 square feet of living space, the property features two well-proportioned double bedrooms, making it ideal for small families, couples, or those seeking a peaceful retirement retreat.

The principal double bedroom is spacious, with ample room for wardrobes and additional furniture, while the second double bedroom provides a versatile space, perfect as a guest room, office, or hobby room. Built-in storage cupboards in the hallway and three lofts offer excellent additional storage solutions.

The bungalow benefits from a modern bathroom featuring a white suite with a shower over the bath, catering to everyday convenience. The open-plan lounge, dining area, and kitchen create a bright and flowing living space ideal for relaxing or entertaining. The contemporary kitchen is fitted with integrated high-level oven, hob, and extractor, along with ample base and wall units for storage.

Externally, the property sits on a generous plot with gardens to three sides, offering privacy and tranquility. The rear garden is private, with a lawn and patio area perfect for outdoor entertaining. To the front, there is driveway parking for several cars, with potential to create additional spaces, and a single garage provides further parking or storage options.

Situated in a quiet village cul-de-sac, the location combines peace and seclusion with easy access to the amenities of Chesterfield and the beautiful Derbyshire countryside. Close to all the amenities of Clay Cross and easy access to the M1 motorway. This property is offered with no onward chain, presenting a ready-to-move-in home for those seeking a practical, comfortable, and well-located bungalow.

#### ENTRANCE HALL

The entrance hall features loft access, grey carpeting, and wallpapered décor. It includes two storage cupboards, a radiator, and a UPVC window, providing a practical and welcoming entry to the bungalow.

#### BATHROOM

6'4" x 5'6" (1.95 x 1.70)

The bathroom is fully tiled and finished with grey wood-effect vinyl flooring. It features a radiator, UPVC window, low-flush WC, ceramic sink with chrome mixer tap, and a bath with chrome mixer tap, combining style and functionality

#### BEDROOM ONE

21'11" x 11'4" (6.70 x 3.47)

The principal bedroom is a rear-facing double, fitted with carpet, freshly painted décor, a UPVC window, and a radiator. It offers loft access and ample space for wardrobes and additional furniture, or could be used as an ideal dressing area.

#### BEDROOM TWO

13'1" x 8'2" (4.01 x 2.50)

The second bedroom is a front-facing double, featuring cream carpeting, freshly painted décor, a UPVC window, and a radiator, providing a bright and comfortable space

#### KITCHEN

8'3" x 8'0" (2.53 x 2.45)

The kitchen features tiled flooring and tiled walls, with dual-aspect UPVC windows providing plenty of natural light. It is fitted with a 4-ring gas hob, extractor, built-in oven and grill, a stainless steel sink with chrome mixer tap, and ample storage including soft-close base and wall units. There is also space and plumbing for a washing machine, combining functionality with a contemporary finish

#### DINING ROOM

14'0" x 13'1" (4.28 x 4.00)

The dining area features wood flooring, a radiator, decorative coving, and a mix of wallpapered and painted décor. Open-plan in design, it benefits from archways leading to both the kitchen and the sitting room, creating a bright and flowing living space

#### LOUNGE

14'8" x 14'6" (4.48 x 4.44)

The lounge features a combination of wallpapered and painted décor, wooden flooring, a radiator, and loft access. It benefits from a UPVC window and UPVC French doors opening onto the rear garden. Open-plan to the dining area, it creates a spacious and inviting living space.

#### SINGLE GARAGE

20'0" x 8'2" (6.10 x 2.49)

The property benefits from a metal-constructed single garage, with power and lighting, ideal for parking a vehicle or providing additional storage space.

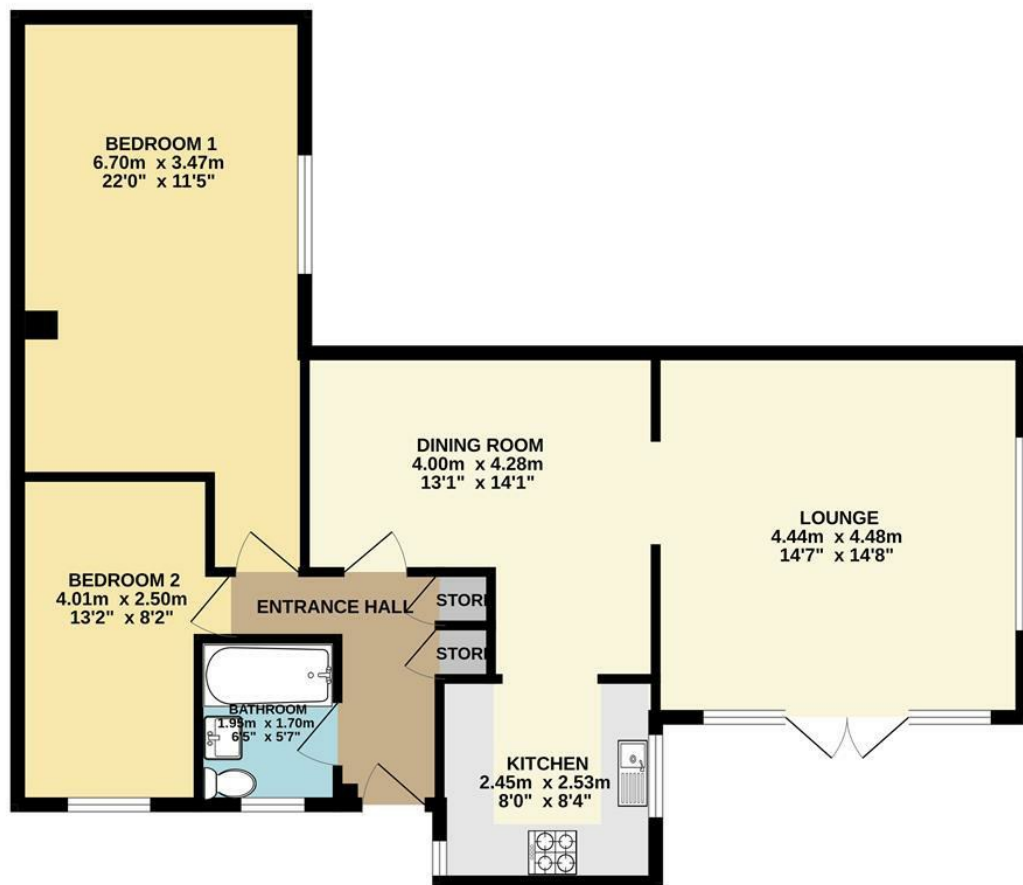
#### EXTERIOR

To the front, the property offers driveway parking for up to three cars, with potential for additional spaces if the garden were removed. A large lawn provides a welcoming frontage and access to the single garage. Gated access leads to the rear garden, which features a generous lawn, patio area, and well-stocked, private planting—creating a peaceful and secluded outdoor space.





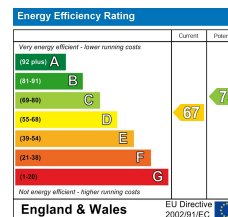
GROUND FLOOR  
79.3 sq.m. (854 sq.ft.) approx.



TOTAL FLOOR AREA : 79.3 sq.m. (854 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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**GENERAL INFORMATION**  
EPC RATED D  
TENURE - FREEHOLD  
COUNCIL TAX BAND B - NEDDC  
GAS CENTRAL HEATING  
UPVC DOUBLE GLAZING

THREE LOFTS - LOFT INSULATION FITTED 2006 - PARTIALLY BOARDED WITH PULL DOWN LADDER  
TOTAL FLOOR AREA 854.00 sq ft / 79.3 sq m

**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.

**MORTGAGE ADVICE**

Should you require it, we are able to provide mortgage advice through our sister company, Bishop & Co Mortgage Services, Please ask us for more details

**DISCLAIMER**

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.

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