



The Stables off Walls Lane  
Barlborough  
Chesterfield  
S43 4TF

Saxton Mee



The Stables off Walls Lane,  
Barlborough, Chesterfield S43 4TF

A truly superb four/five bed roomed and three bathroomed barn conversion which offers beautifully proportioned and highly versatile accommodation, delightfully situated in a small hamlet amidst rolling countryside.

Approached via a long private driveway with gated access, the exceptionally spacious property would be ideal for the equestrian minded with there being the possibility of an additional 10 acres of grazing available by separate negotiation with the vendors.

Converted to a high standard, the property is very well insulated and offers LPG central heating (enhanced by solar panels, ) and double glazed windows. Ideal for a large or extended family with flexible accommodation to incorporate an elderly dependant relative either by converting the games room or large workshop. Complemented by impressive gardens and grounds including woodland, tennis court, ample parking for numerous vehicles and a large double garage.

The Stables is located within easy reach of Whitwell village and the Van Dyke Hotel along with nearby Worksop and Barlborough. The M1, M18 and A1 providing superb transportation links to the cities of Leeds, Sheffield and Nottingham.

Impressive reception hall with bi-fold doors opening onto the rear stone flagged patio, spacious lounge with log burner, study, outstanding dining kitchen with granite work surfaces, utility room and games room. Inner hall with snug (bedroom 5), downstairs shower room and double bedroom four. The study provides access to an exceptionally large workshop which could be converted into additional accommodation (annex or garaging subject to any necessary permissions). First floor landing, master suite with built in wardrobes and feature picture windows taking full advantage of the panoramic views. En suite shower room. Two further double bedrooms and spacious family bathroom.

Large paved entertaining garden with gated access. Fantastic far reaching views. Private enclosed gardens with large pond.

- Impressive FIVE bed roomed and THREE bathroomed barn conversion
- Accommodation extending to over 4490 sq ft
- Perfect for an extended family with dependant relative or "twentysomething"
- Impressive dining kitchen with exposed vaulted ceiling
- Council Tax Band:
- Perfect for equestrian minded with 10 Acres of grazing land available by separate negotiation
- Large detached double garage and additional large workshop
- Rural surroundings with panoramic views - tennis court, gardens with large pond and woodland
- Freehold
- EPC:









# THE STABLES

APPROXIMATE GROSS INTERNAL AREA = 361.4 SQ M / 3890 SQ FT

DOUBLE GARAGE = 55.9 SQ M / 602 SQ FT

TOTAL = 417.3 SQ M / 4492 SQ FT



**GROUND FLOOR**  
280.5 SQ M / 3019 SQ FT



**FIRST FLOOR**  
80.9 SQ M / 871 SQ FT

(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

Illustration for identification purposes only,  
measurements are approximate, not to scale.