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4 Thorne Close
Ashgate, Chesterfield, S42 7PY

Guide price £375,000

4 Thorne Close

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GUIDE PRICE £375,000 - £385,000

Early viewing is highly recommended of this generously proportioned FOUR/FIVE BEDROOM/TWO BATHROOM DETACHED FAMILY HOUSE, situated in an enviable, tucked away, corner position of this cul de sac which is in this a highly sought after residential location. Within easy access of local shops, amenities, schools & bus routes. Holme Brook Valley Park, Linacre Reservoirs and the National Peak Park are close by.

Well maintained and presented the neutrally decorated accommodation offers over 1700 Sq Ft of versatile family living and currently benefits from gas central heating and uPVC double glazing. To the ground floor:- entrance hall, cloakroom/WC, family reception room, large uPVC Conservatory, breakfast kitchen, dining room and ground floor bedroom/office/home working space. On the first floor:- principal double bedroom with range of built in wardrobes and fully tiled en suite shower room. Guest double bedroom with mirror fitted wardrobes, third bedroom again with mirror fitted wardrobes and is open plan to the fourth bedroom/dressing area(could easily be converted back to original bedroom 4) Fully tiled family bathroom with 3 piece suite.

Tucked away in an enviable corner position the property is accessed via a front block paved driveway which provides ample car parking spaces and leads to the garage. Mature shrubbery and conifers provide subtle privacy to the property. There is a side gate which gives access around the garage to the rear of the property.

Side pathway and paved garden area with mature screened perimeter and garden shed. Fabulous enclosed and extremely private rear gardens with stone patio, well established lawns and impressive tree lined perimeter boundaries with mature herbaceous borders - creates a perfect setting for family and social outside entertaining!

Additional Information

Gas Central Heating- Conventional boiler
uPVC double glazing/facias/soffits
Gross Internal Floor Area- 160.2 Sq.m/ 1724.3 Sq.Ft.
Council Tax Band - E
Secondary School Catchment Area - Outwood Academy Newbold

Front Entrance Hall

15'9" x 6'0" (4.80m x 1.83m)

Spacious entrance hall with front uPVC entrance door. Vinyl flooring. Useful storage cupboard. Stairs climb to the first floor.

Cloakroom/WC

6'7" x 6'0" (2.01m x 1.83m)

With complimentary tiling and comprising of a two piece suite which includes a low level WC and wash hand basin set in vanity unit.

Reception Room
19'4" x 11'11" (5.89m x 3.63m)
Generously proportioned family reception room with front aspect window. Feature fireplace with marble effect back and marble hearth housing the gas fire. Patio doors provide access into the Conservatory.

uPVC Conservatory
14'7" x 12'4" (4.45m x 3.76m)
Provides excellent additional, very versatile family living space which enjoys views over the rear gardens. Tiled flooring and electric wall heater. French doors lead onto the rear patio.

Breakfast Kitchen
15'7" x 10'7" (4.75m x 3.23m)
Having fully tiled walls and comprising of a range of base and wall units with complementary work surfaces having an inset sink and tiled splash backs. Integrated oven and hob with extractor fan above. Integrated fridge, freezer and dishwasher. Space is provided for the washing machine. Complementary pelmet and concealed under cupboard lighting. Wall mounted Combi boiler. Rear aspect window with view of the gardens and side uPVC door to pathway giving access to both front and rear.

Dining Room
13'3" x 10'0" (4.04m x 3.05m)
A good sized family dining room with two double glazed windows. Offers the versatile option of being utilised as additional family room or office/home working.

Ground Floor Double Bedroom/Office
15'3" x 7'11" (4.65m x 2.41m)
This ground floor room is currently utilised for a bedroom but is extremely versatile and could offer an excellent facility for office or home working space. Front and side aspect windows.

First Floor Landing
12'6" x 2'10" (3.81m x 0.86m)
Access to the loft space. Original airing cupboard with cylinder water tank and also used for storage/linen.

Principal Double Bedroom
14'11" x 12'7" (4.55m x 3.84m)
Superb main double bedroom with two front aspect windows providing lots of natural light to the room. Full range of built in wardrobes which provide surplus amounts of hanging space and shelving.

Fully Tiled En- Suite
6'5" x 4'11" (1.96m x 1.50m)
Comprising of a White 3 piece suite which includes a shower cubicle with mains shower, low level WC and wash hand basin set within a modern White vanity cupboard. Rear aspect window.

Guest Double Bedroom Two
10'10" x 10'9" (3.30m x 3.28m)
Guest double bedroom with front aspect window. Useful built in cupboard and additional double mirror fronted fitted wardrobes.

Rear Double Bedroom Three
11'5" x 7'10" (3.48m x 2.39m)
A third versatile bedroom which currently has an open archway creating access into either a dressing room or could easily be converted back to the original bedroom 4. Double mirror fronted wardrobes.

Dressing Room or Bedroom 4
9'4" x 6'5" (2.84m x 1.96m)
Currently used as a dressing room, an archway in the room creates an open plan layout into bedroom 3. This room could be easily converted back into the original bedroom 4.

Family Bathroom
6'8" x 6'5" (2.03m x 1.96m)
Fully tiled family bathroom comprising of a 3 piece suite which includes bath with shower above, pedestal wash hand basin and low level WC>

Outside
Tucked away in an enviable corner position the property is accessed via a front block paved driveway which provides ample car parking spaces and leads to the garage. Mature shrubbery and conifers provide subtle privacy to the property. There is a side gate which gives access around the garage to the rear of the property.

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Single Attached Garage
17'2" x 8'6" (5.23m x 2.59m)
Having power and lighting.

School catchment areas

Whilst the property is understood to be in the catchment area, this is NOT a guarantee of admission and the prospective purchaser must make direct enquiries to Derbyshire County Council to ascertain the availability of places and to ensure satisfaction of their entry criteria.

Validation of offer. In order to comply with our statutory obligations and the Ombudsman for Estate Agents Code of practice, we are required to validate the financial circumstances of any offers made in respect of this property.

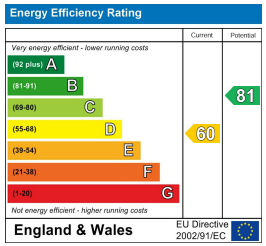
Floor Plan

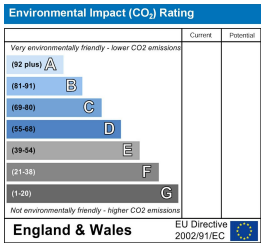
Area Map

Viewing

Please contact our Chesterfield Office on 01246 233 333 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





The Consumer Protection (Amendment) Regulations 2014 Only items referred to in these particulars are included in the sale.

We are informed by the vendor that, at the time of our inspection, the central heating system, referred to in these particulars were all in working order. however no tests or checks have been carried out by ourselves and no warranty can therefore be given.

We have also been advised by the vendor that any extensions, alterations or window replacements since 2002 have been undertaken with the necessary planning consent and building regulations approval. Prospective purchasers are advised to make their own inquiries and investigations before finalising their offer to purchase.

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