

DALES & PEAKS

# 20 Errington Road

Walton, Chesterfield, S40 3EP

**Guide Price £385,000**

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## 20 Errington Road

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Situated in the highly sought-after area of Walton, Chesterfield, this attractive four-bedroom detached home offers spacious and versatile accommodation, making it an ideal choice for families. Located within the Brookfield School catchment area, the property combines comfortable living space with practical features and a desirable residential setting whilst having easy access to local amenities and just a short drive to the Peak District National Park.

To the ground floor you are welcomed with a bright and spacious entrance hallway leading to a cosy living area as well as the open plan kitchen/dining space. Fitted with a range cooker and built-in appliances. Patio doors lead out to the rear, and side door gives access from the front of the property. The first floor comprises four well-proportioned bedrooms and a family bathroom. The master bedroom also provides an en-suite shower room.

Externally, the property benefits from a driveway providing off-road parking for up to two vehicles as well as an integral garage (this can also be accessed internally from the entrance hall). To the rear, an enclosed rear garden featuring both upper and lower patio areas and lawn. Mature borders with fruit trees provide a private space, ideal for outdoor dining, entertaining and family enjoyment.

**Important information**
We are aware from the seller that













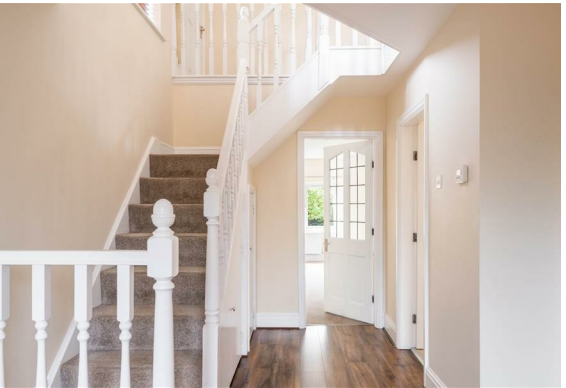








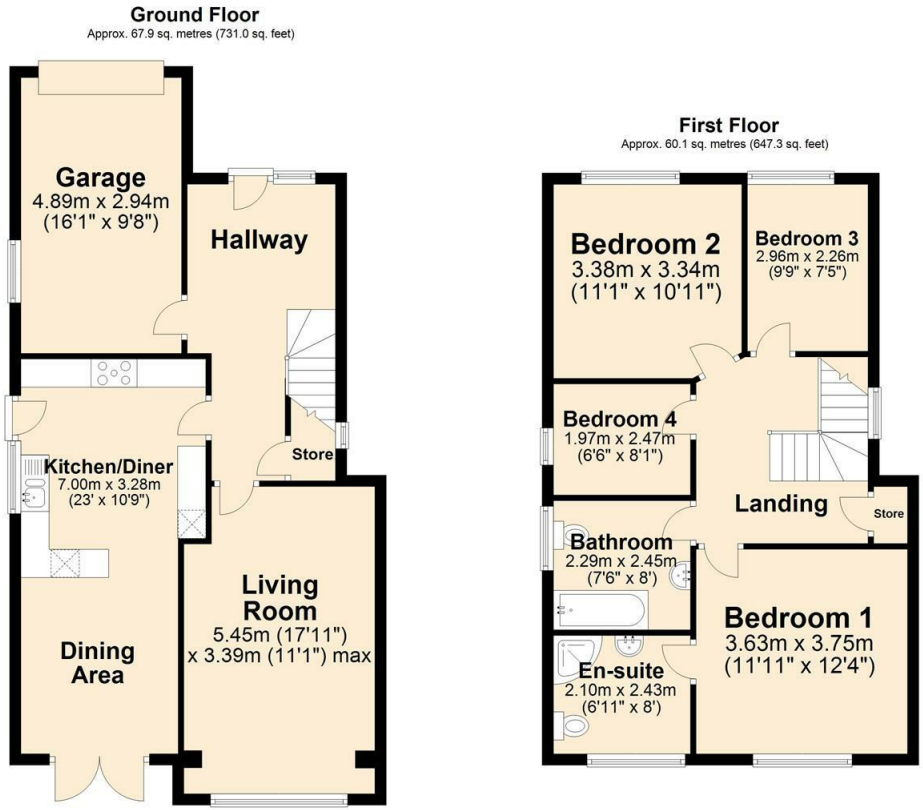




there is a historic 'test shaft' situated under the garden to the rear of the property. A recent inspection by British Coal was undertaken on the 18th August 2026, as requested by the seller, and it was confirmed in writing by British Coal “We’re happy to confirm that our inspector didn’t find any problems or concerns” (written report dated 19th August 2026), further details are available upon request. Please call for more information.

**Dales & Peaks ForwardMove please read**

## Floor Plan

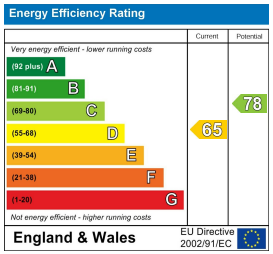


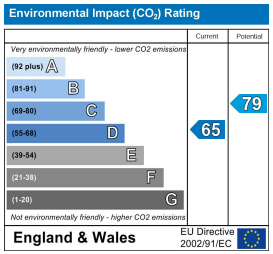

Total area: approx. 128.0 sq. metres (1378.2 sq. feet)

## Area Map




## Energy Efficiency Graph




## Viewing

Please contact our Chesterfield Office on 01246 567540
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.