







5 The Foundry

Camlough Walk • Spital • S41 0FS

Guide Price £100,000 to £110,000

Offered to the market with no upward chain is this fully refurbished one-bedroom ground floor apartment, conveniently positioned in Spital. The property is within easy reach of Chesterfield town centre, providing a great selection of everyday amenities, shops and leisure facilities. It is also well placed for commuters, with Chesterfield train station nearby, alongside convenient access to the M1 and wider road networks. Queen's Park is close by, offering attractive green space, walking routes and leisure facilities. This property makes an ideal purchase for single professionals and investors alike. Upon entering the property, you are welcomed into the hallway, which benefits from useful storage. At the end of the hallway is the open-plan lounge and kitchen area, enhanced by attractive high ceilings. On entering this space, there is a dedicated dining area to the left with room for a table, which then opens into the front-facing living area with ample space for comfortable seating. An archway leads through to the kitchen, which is arranged in a modern U-shaped layout and fitted with integrated appliances. To the right of the entrance hallway is the spacious double bedroom, a well-proportioned front-facing room which also benefits from fitted wardrobes. The bathroom is positioned to the left and is modern and partially tiled, fitted with a three-piece suite comprising a bath with overhead shower, sink and WC. As part of the refurbishment, the property also benefits from new flooring, doors and electrics, further enhancing its move-in-ready appeal. Externally, there is a communal outdoor seating area located around the side of the property. To the front, the apartment benefits from an allocated parking space. Please be aware that the property flooded in 2023. Since this time, the block has had new flood defences and drainage systems installed. A new management company is also in place, with building insurance and flood cover.





- Fully Refurbished One Bedroom Ground Floor Apartment
- Offered with No Upward Chain
- Convenient Location Close to Chesterfield Town Centre
- Spacious Open Plan Lounge Dining
- Modern U Shaped Kitchen w/ Integrated

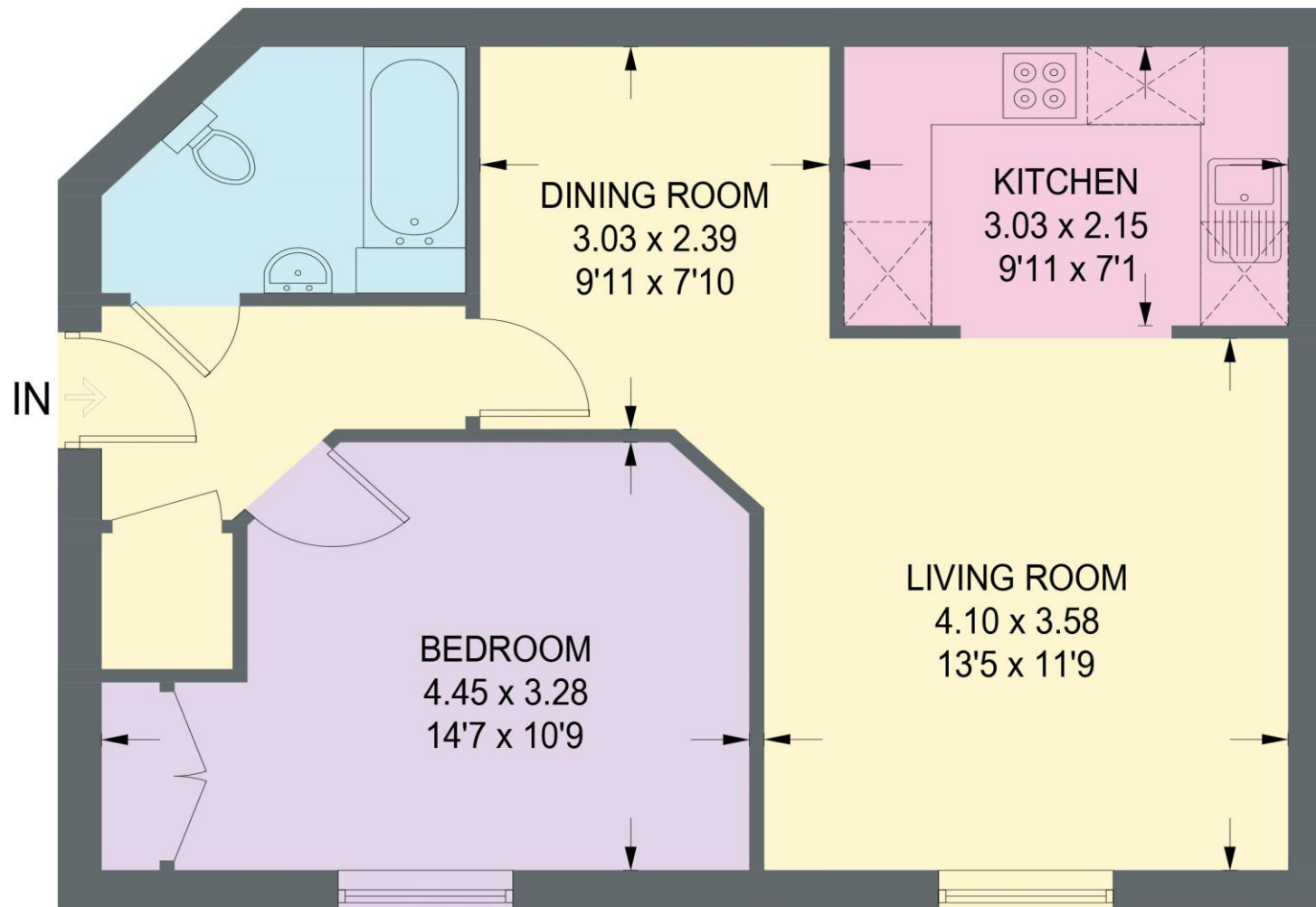
Appliances

- Spacious Double Bedroom w/ Fitted Wardrobes
- Part Tiled Three Piece Suite Bathroom
- Communal Outdoor Seating Area
- Allocated Parking Space
- EPC Rating D



5 THE FOUNDARY, CAMLOUGH WALK

APPROXIMATE GROSS INTERNAL AREA = 51.5 SQ M / 554 SQ FT



GROUND FLOOR

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1339540)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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