







## 27 Tinker Street

Brimington • Chesterfield • S43 1FS

£475,000

A beautifully presented and fully modernised four double bedroom detached home, set on a private road and enjoying lovely views from the front, ready for immediate occupation. Situated in a well-established residential area, this property benefits from a wide range of local amenities, excellent transport connections, including quick access into Chesterfield town centre and to the M1, and close proximity to parks, green spaces, and reputable schools. It offers an exceptional layout and finish, making it a fantastic family home. Only being one year old, the property also has 9 years left of NHBC cover. Upon entering, you are welcomed into a long hallway with modern patterned flooring and stairs rising to the first floor. To the left is a separate reception room, ideal as a snug or home office. To the right, the bright family living room features a bay window that floods the space with natural light. Continuing down the hallway, you will find a convenient downstairs WC, leading through to the impressive kitchen-diner at the rear. The kitchen is fitted with attractive shaker-style units, modern integrated appliances, generous storage solutions, and a central island with seating. The dining area also includes a log burner and offers ample space for a family dining table and benefits from sliding doors opening directly onto the rear garden. From the kitchen, a further door leads into the utility room, which provides additional storage and side access to the property. Upstairs, the spacious main bedroom is positioned at the rear and features fitted wardrobes, a dedicated dressing area, and a stylish tiled ensuite with shower cubicle, sink, and WC. Bedroom two, located at the front offering beautiful views, is another excellent double, complete with a walk-in wardrobe and a modern ensuite with shower, sink, and WC. Bedroom three is a good-sized double overlooking the rear garden with fitted sliding wardrobes, while bedroom four, also a double, faces the front. The fully tiled family bathroom includes a contemporary three-piece suite comprising a bath, sink, and WC. The property also benefits from owned solar panels with the energy going to the grid. The landscaped rear garden offers a great mix of patio and lawned areas, providing plenty of space for outdoor seating, family use, and entertaining. A small lawn sits at the front of the property, while the driveway to the side provides parking and also includes an EV charger, and leads to the detached single garage, all set within this quiet private road.





- Beautifully Presented Four Double Bedroom Detached House
- Well Established Area & Good Transport Links
- Separate Snug/Home Office
- Family Living Room w/ Bay Window
- Modern Family Kitchen Diner
- Two Bedrooms Benefitting from Ensuites
- Further Two Double Bedrooms & Family Bathroom
- Landscaped Rear Garden w/ Patio
- Driveway Parking & Detached Garage
- Council Tax Band F/EPC Rating A



# 27 TINKER STREET

APPROXIMATE GROSS INTERNAL AREA = 183.9 SQ M / 1979.6 SQ FT  
(INCLUDING GARAGE)

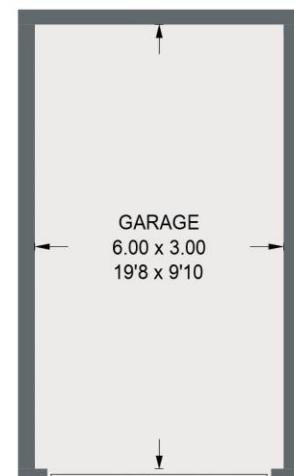
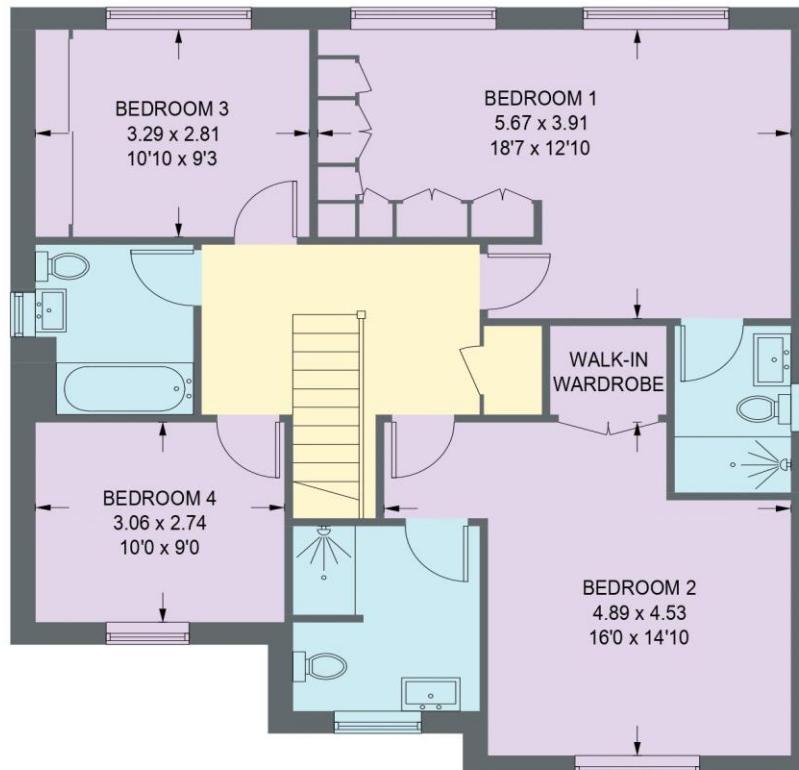
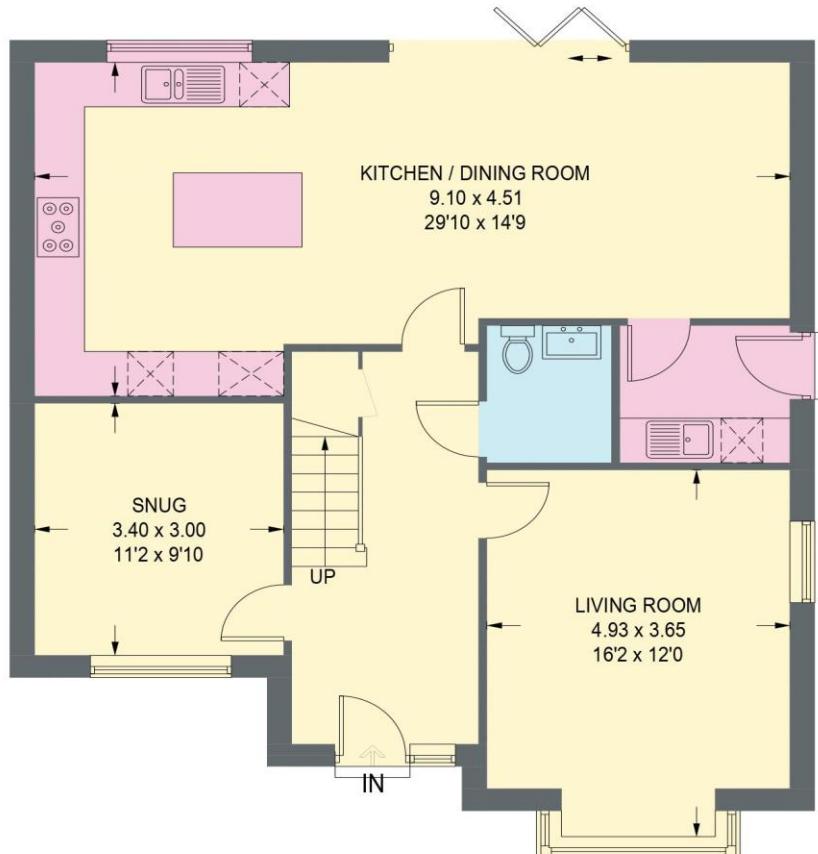


Illustration for identification purposes only, measurements are approximate, not to scale. (ID1275417)

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.



**haus**

31 West Bars, Chesterfield, S40 1AG  
[chesterfield@haushomes.co.uk](mailto:chesterfield@haushomes.co.uk) [haushomes.co.uk](http://haushomes.co.uk)

01246 380 535