



Guide Price £500,000 Freehold

SOUTH LODGE PARK STREET | BARLBOROUGH | CHESTERFIELD | S43 4ES

BuckleyBrown
ESTATE AGENTS

GUIDE PRICE - £500,000-£525,000

A RARE FIND. Tucked away in the charming village of Barlborough, Chesterfield, this stunning detached lodge, built circa 1800, offers a unique blend of historic elegance and modern comfort. Situated on picturesque Park Street, the beautifully restored home showcases exquisite features, including striking arches, decorative internal stone windows, and traditional lime pointing, all crafted from period stone.

Upon entering, you are welcomed via two entrances, one being a stunning original oak door. The heart of the home is a spacious kitchen and dining area, flowing seamlessly into the main living room, through to a formal dining room, and into a second, more intimate sitting room.

This standout second sitting room features a beautiful bay window with a built-in window seat, large bespoke double-glazed side windows, high ceilings, and original restored shutters. A charming exposed brick fireplace with a log burner adds warmth, while a built-in TV enhances modern living, creating a bright yet characterful space perfect for relaxing or entertaining guests.

The property offers two well-proportioned bedrooms. The principal bedroom includes a bay window with a window seat, built-in wardrobes, and oak flooring. A beautifully appointed bathroom completes the interior with a contemporary yet timeless finish.

Externally, the property continues to impress. To the front, a laid-to-lawn garden is complemented by a driveway for up to six vehicles and a newly built garage extension. To the rear, a generous patio area with decorative planters, a fountain feature, and ornamental touches leads onto a spacious lawn, all enjoying stunning views of the home and surrounding countryside, providing an idyllic setting for outdoor entertaining and tranquil relaxation.

Could this exceptional rare opportunity be the one for you? Call our office today to register your interest and arrange a private viewing.





Kitchen/Dining Room 12'1" x 12'9"

A well-appointed kitchen featuring a wooden Quick-Step oak floor and matching cabinets, complemented by ample quartz worktop space. The kitchen is fitted with an undermount sink and brass taps, alongside integrated appliances including a single electric oven, induction hob, under-counter fridge, freezer, wine cooler, dishwasher, and built-in bin. Additional features include a wine rack and practical carousel storage solutions.

A central island with a breakfast bar adds both functionality and style. Natural light fills the space through windows and a Velux roof window, while spotlights and a feature wall lantern provide ambient lighting. A feature archway leads to the rest of the house, with separate access to a utility area completing this thoughtfully designed space.

Utility 5'1" x 8'3"

Handy utility area with worktops and inset sink, window to the side elevation.

Living Room 12'0" x 12'9"

A charming living room featuring traditional oak flooring and elegant wall panelling. Patio doors provide direct access to the rear garden, allowing natural light to fill the space. Beautiful ceiling details add character and sophistication, while the room flows seamlessly through to

the dining room, creating an ideal layout for both relaxing and entertaining.

Dining Room 11'10" x 8'2"

A well-proportioned dining room offering ample space for your desired dining furniture, ideal for both everyday meals and entertaining. The room continues the theme of the rest of the home, featuring elegant wall panelling and cohesive design details, creating a stylish and harmonious flow throughout.

Sitting Room 11'8" x 12'9"

One of our favourite rooms in the property, this beautiful sitting area boasts a stunning bay window to the front and large windows to the side elevation, flooding the space with natural light. Dating back to the 18th century, the room features high ceilings, gorgeous views, and original restored window shutters. A charming bare brick fireplace with a log burner adds warmth and character, while a window seat provides the perfect spot to relax and enjoy the outlook. A built-in TV is seamlessly integrated into the space, offering modern convenience without compromising the room's character, perfectly blending period charm with a bright and inviting atmosphere.

Bedroom One 12'10" x 9'10"

The master bedroom exudes a regal vibe, featuring



beautiful, carefully chosen colours and built-in wardrobes for ample storage. Two front-facing windows fill the room with natural light, creating an elegant and inviting retreat.

Bedroom Two 10'6" x 9'10"

Following the theme of the house, this elegant bedroom features a charming bay window to the front with a window seat, perfect for admiring the views. Built-in wardrobes provide practical storage, and oak flooring adds warmth and continuity with the home's classic style. The room offers ample space for your desired bedroom furniture, creating a comfortable and stylish retreat.

Bathroom 7'7" x 8'3"

A stylish bathroom featuring a four-piece suite, including a corner bath, shower, wall-mounted hand wash basin, and a back-to-wall dual-flush WC. A sleek Lee de Mister mirror and four ceiling spotlights enhance the contemporary feel, while an original stone wall adds character and texture. A window to the front brings in natural light, and a wall-mounted storage unit provides practical convenience. This elegant space perfectly balances functionality with timeless design.

Hall

Awelcoming hallway providing access from the other side of the property, featuring original exposed brickwork and

sophisticated black panelling. This elegant space leads seamlessly to all rooms, combining period character with a stylish, contemporary finish.

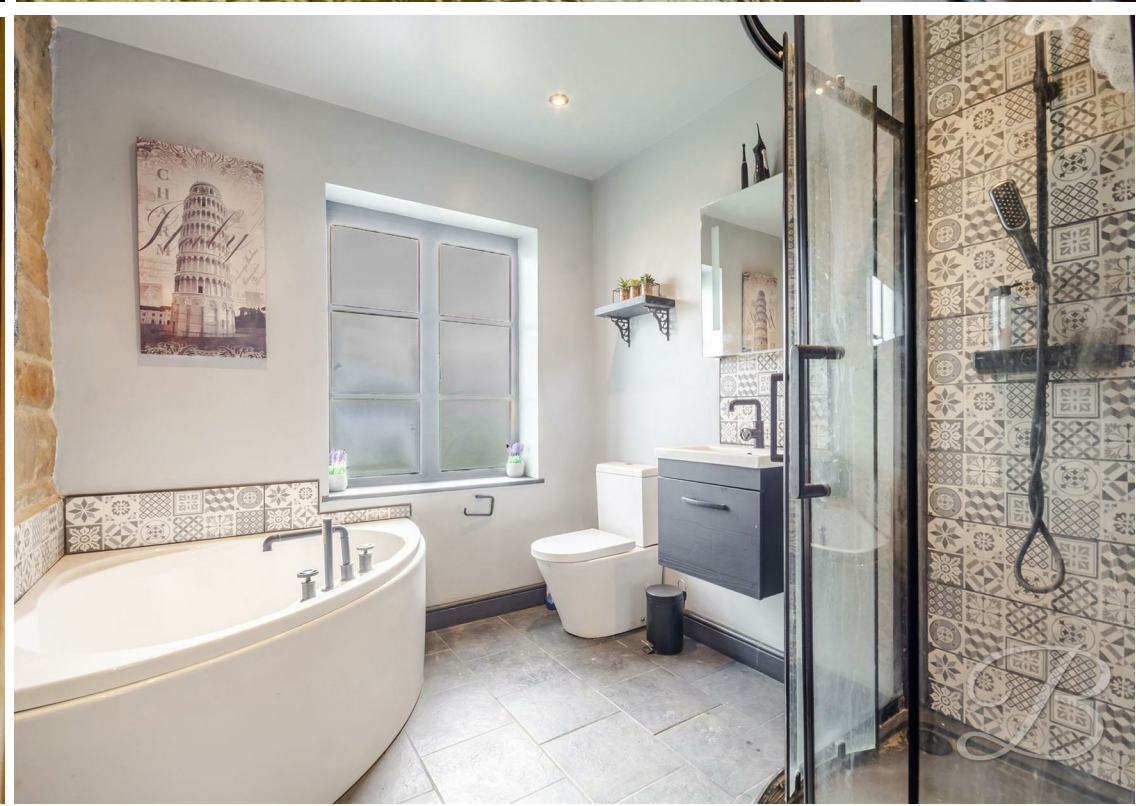
Outside

To the front of the property, you will find a well-maintained, laid-to-lawn garden and complemented by a driveway with space for up to six cars, along with a garage extension.

To the rear, there is a large patio area, ideal for outdoor dining. The garden is enhanced by stylish planters, a charming fountain feature, and carefully placed decorative ornaments and hedges with a spacious lawn. The outdoor spaces offer stunning views of this beautifully restored 18th-century home as well as the surrounding countryside, creating a perfect setting for relaxation and entertaining.

Garage

A newly built garage extension provides additional space for vehicle parking or storage, complementing the driveway and enhancing the property's practical and versatile outdoor layout.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, no responsibility is taken for incorrect measurements of doors, windows, appliances and room or any error, omission or misstatement. Exterior and interior walls are drawn to scale based on interior measurements. Any figure given is for initial guidance only and should not be relied on as basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specially no guarantee is should not be relied on as a basis of valuation. These plans are for marketing purposes only and should be used as such by any prospective purchase. Specifically no guarantee is given on the total square footage of the property if quoted on this plan.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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