

Chesterfield Road, Holmewood, Chesterfield, Derbyshire S42 5TD

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£220,000

P I N E W O O D



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£220,000

**2 bedrooms
1 bathrooms
1 receptions**

- NEW BUILD TWO DOUBLE BED DORMA BUNGLOW - FINISHED TO A HIGH SPECIFICATION - 10 YEAR BUILD WARRANTY
 - PRIVATE DRIVEWAY PARKING FOR TWO CARS - EV CHARGER
- STUNNING GREY HANDLELESS SOFT CLOSE KITCHEN WITH INTEGRATED OVEN, HOB AND EXTRACTOR, DISHWASHER, FRIDGE FREEZER AND WASHING MACHINE - SPACE FOR DINING TABLE
- SPACIOUS LOUNGE DINER WITH UPVC FRENCH DOORS LEADING TO THE REAR GARDEN
- FULLY ENCLOSED LANDSCAPED SOUTH WEST FACING REAR GARDEN WITH PATIO AND LAWN
 - GROUND FLOOR WC WITH WHITE SUITE
 - STYLISH PART TILED BATHROOM WITH WHITE SUITE - SHOWER OVER BATH
- TRIPLE UPVC GLAZING - AIR SOURCE HEAT PUMP - RENEWABLE ENERGY SYSTEM FOR WATER AND HEATING - UNDER FLOOR HEATING - OAK VENEERED INTERNAL DOORS
- LOCATED IN A POPULAR VILLAGE WITH EASY ACCESS TO THE TOWNS OF CHESTERFIELD AND CAY CROSS - CLOSE TO THE M1 MOTORWAY JUNCT 29
- NEARBY ARE THE FIVE PITS TRAIL AND NATIONAL TRUST HARDWICK ESTATE FOR WALKS



NEW BUILD TWO DOUBLE BED DORMA BUNGALOW - TWO PLOTS AVAILABLE - 10 YEAR BUILD WARRANTY

Nestled on Chesterfield Road in the charming area of Holmewood, Chesterfield, this exquisite new build dormer bungalow set back from the road offers a perfect blend of modern living and natural beauty. Completed in 2025, this property spans an impressive 764 square feet and is designed to the highest specification, ensuring comfort and style for its residents.

The bungalow downstairs features a sleek WC, stunning kitchen with a whole host of integrated Lamona appliances and space for a table, the well-appointed reception room provides a welcoming atmosphere, perfect for relaxation or entertaining guests. Upstairs sees two spacious double bedrooms, ideal for families or those seeking extra space. The contemporary bathroom is designed with modern fixtures, with white suite and shower over bath.

One of the standout features of this property is the private driveway, which accommodates parking for two vehicles, turning area, and includes an electric vehicle charger, catering to the needs of eco-conscious homeowners. The fully enclosed landscaped south west facing garden, complete with a patio and lawn, offers a serene outdoor space for leisure and enjoyment.

This home is equipped with triple UPVC glazing, ensuring energy efficiency and insulation. The air source heat pump/renewable energy system for water and heating contribute to a sustainable lifestyle, while the underfloor heating provides a touch of luxury throughout the property. The oak veneered internal doors add a sophisticated finish to the interior.

For those who appreciate the great outdoors, the nearby Five Pits Trail and the National Trust Hardwick Estate offer stunning walking opportunities, making this location ideal for nature lovers.

***VIDEO TOUR AVAILABLE - TAKE A LOOK**

ENTRANCE HALL

Entrance hall featuring a durable heavy-duty carpet, freshly painted décor, and a modern composite front door.

STAIRS AND LANDING

Stairs lead from the kitchen diner to the landing featuring built-in cupboards, neutral carpeting, a radiator, and painted décor throughout.

KITCHEN DINER

19'11" x 12'4" (6.09 x 3.78)

A stunning, contemporary grey handle less kitchen fitted with soft-close wall, drawers and base units, complemented by a matching laminated worktop and a stainless-steel sink with chrome mixer tap. Integrated Lamona appliances include an oven, 4-ring induction hob with stainless-steel extractor, dishwasher, fridge freezer, and washing machine. The room features stylish grey wood-effect vinyl flooring, painted décor, and ample space for a dining table. Natural light floods in through the uPVC window and uPVC French doors, which open onto the rear garden. Stairs lead conveniently to the first floor

LOUNGE DINER

19'11" x 8'7" (6.09 x 2.64)

A bright and spacious lounge/diner featuring a neutral carpet and tasteful painted décor. The room benefits from useful under-stairs storage, a uPVC window, and uPVC French doors opening out to the rear garden—perfect for natural light and indoor-outdoor living

GROUND FLOOR WC

6'0" x 4'11" (1.85 x 1.52)

A modern space featuring grey tiled-effect vinyl flooring, a low-flush WC, and a pedestal sink with chrome mixer tap. The room is finished with a tiled surround, painted décor, inset spotlights and storage cupboard.

BATHROOM

7'1" x 6'1" (2.16 x 1.86)

A modern bathroom finished with grey wood-effect vinyl flooring and part-tiled, part-painted décor. The suite comprises a bath with chrome mixer taps, glass screen, and chrome shower, a low-flush WC, and a pedestal wash basin with chrome mixer tap. Additional features include a wall-mounted chrome towel radiator, extractor fan, and a uPVC frosted window providing natural light and privacy.

BEDROOM ONE

8'7" x 17'8" (into bays) (2.64 x 5.40 (into bays))

A spacious double bedroom with dual-aspect uPVC windows, allowing plenty of natural light. The room features neutral carpeting, painted décor, and a radiator, creating a bright and welcoming space.

BEDROOM TWO

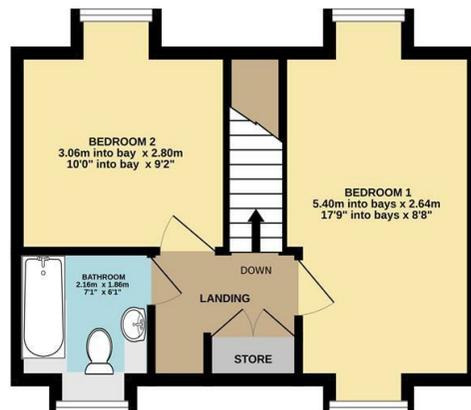
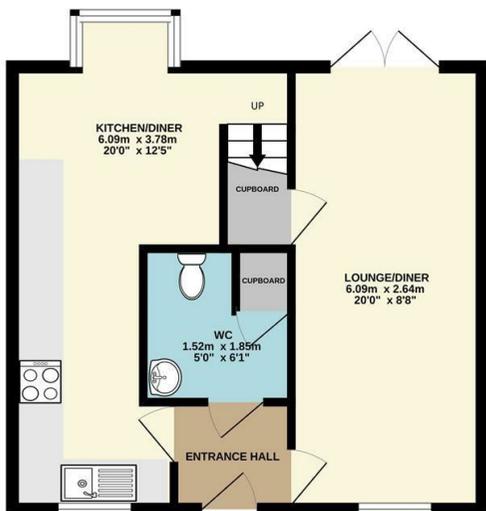
9'2" x 10'0" into bay (2.80 x 3.06 into bay)

A well-proportioned double bedroom situated to the rear of the property, featuring a uPVC window, neutral carpet, and painted décor. The room also benefits from a radiator for warmth and loft access for additional storage.



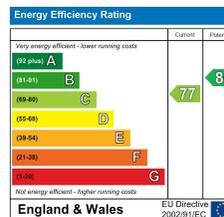
GROUND FLOOR
40.6 sq.m. (437 sq.ft.) approx.

1ST FLOOR
30.4 sq.m. (327 sq.ft.) approx.



TOTAL FLOOR AREA: 71.0 sq.m. (764 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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EXTERIOR

To the front, the property offers a tarmac driveway with parking for two vehicles, decorative planted borders, and an EV charging point. At the rear, there is an enclosed south west facing landscaped garden, predominantly laid to lawn, with a patio area perfect for outdoor seating and entertaining.

GENERAL INFORMATION

- RENEWABLE ENERGY SYSTEM - AIR SOURCE HEAT PUMP - UNDER FLOOR ELECTRIC HEATING TO GROUND FLOOR
- UPVC TRIPLE GLAZING
- FREEHOLD
- TOTAL FLOOR AREA - 764.00 SQ FT / 71.0 SQ M
- COUNCIL TAX BAND - TBC
- EPC RATING C - NEDDC
- EV CHARGER
- 10 YEAR BUILD WARRANTY

DISCLAIMER

These particulars do not constitute part or all of an offer or contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there are any points which are of particular importance to you, please check with the office and we will be pleased to check the position.

RESERVATION AGREEMENT MAY BE AVAILABLE

The Reservation Agreement is our unique Reservation process which provides a commitment to the terms agreed by the Buyers and the Sellers, that Gazeal guarantees, so both parties can proceed in the safest way possible. This ensures a fair and efficient process for all involved, offering protection against anyone who may not be truly committed.

We now offer a higher level of certainty to you if selling or buying through Pinewood, by offering a Reservation Agreement before we remove a property from the market. Once your sale or purchase is agreed you will be offered to reserve which will protect you from Gazumping/Gazundering, etc.

The Vendor/Buyer pays a small reservation fee to guarantee a meaningful financial commitment between each party to move forward with confidence that the property is reserved within an agreed timescale.

Our system stops either party just walking away or attempting to renegotiate the price after an offer is accepted. If either party withdraw and break the agreement then the innocent party is entitled to a compensation payment which Gazeal guarantee. This gives both parties security and peace of mind that the sale is secure and means that you reduce the risk of fall throughs.

MORTGAGE ADVICE

If you require mortgage advice then this can be provided by our sister company Bishop and Co Mortgages, please call us for more details

Mansfield branch
24 Albert Street
Mansfield, NG1
01623 621001

Clowne branch
26 Mill Street,
Clowne, S43 4JN
01246 810519

Clay Cross branch
20 Market Street,
Clay Cross, S45 9JE
01246 251194

Chesterfield branch
33 Holywell Street,
Chesterfield, S41 7SA
01246 221039

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