



Shaftesbury Avenue, Ashgate, Chesterfield, Derbyshire S40 1HN

 5

 4

 1

 EPC

£520,000

PINEWOOD



Shaftesbury Avenue Ashgate Chesterfield Derbyshire S40 1HN

£520,000

**5 bedrooms
4 bathrooms
1 receptions**

- FANTASTIC UPGRADED AND EXTENDED FIVE BED SEMI DETACHED THREE STOREY HOME
 - SOUGHT AFTER LOCATION OF ASHGATE ON THE EDGE OF THE TOWN CENTRE OF CHESTERFIELD
- IDEALLY LOCATED FOR ACCESS INTO THE PEAK DISTRICT, MAIN COMMUTE ROUTES AND M1 MOTORWAY
 - BRICK BUILT DETACHED GARAGE/WORKSHOP AND ADDITIONAL
- STUNNING KITCHEN WITH GRANITE WORKSURFACES, INTEGRATED APPLIANCES INCLUDING, TALL FRIDGE, TALL FREEZER, WINE COOLER, TWO HIGH LEVEL OVENS WITH GRILLS, WARMING DRAWER, MICROWAVE, FIVE RING HOB AND POP UP EXTRACTOR, WASHING MACHINE AND TUMBLE DRYER
 - FIVE DOUBLE BEDROOMS
 - MODERN FAMILY BATHROOM AND TWO SHOWER ROOMS - GROUND FLOOR WC
- SHORT WALK TO THE WELL REGARDED SCHOOLS AND THE AMENITIES ON CHATSWORTH ROAD AND 15 MINS TO TOWN
- LARGE CORNER PLOT WITH SOUTH FACING LANDSCAPED ENCLOSED FAMILY SIZED GARDEN
 - DRIVEWAY PARKING TO THE FRONT - ON STREET PARKING IS ALSO AVAILABLE



STUNNING EXTENDED AND UPGRADED FIVE BED FAMILY HOME

Nestled on Shaftesbury Avenue in the desirable Ashgate area of Chesterfield, this stunning period semi-detached home blends 1920s character with modern living. Boasting 1,872 sq ft of upgraded accommodation set over three floors, the property features five double bedrooms, a modern family bathroom, two shower rooms, and a ground-floor WC, providing ample space for family life.

The heart of the home is the impressive open plan kitchen-diner family room, fitted with granite worksurfaces and Neff integrated appliances, including a tall fridge and freezer, washing machine, tumble dryer, wine cooler, double ovens, warming drawer, microwave, five-ring hob, and pop-up extractor. A welcoming reception room with built in surround sound adds to the ground floor living space.

Set on a large corner plot with a south-facing and enclosed landscaped garden, the property includes driveway parking to the front, a brick-built detached single garage/workshop, and additional wooden building ideal for hobbies, stores or workshop.

Ideally located for access to local well regarded schools, Chatsworth Road amenities, the Peak District, main commuting routes, and the M1, it combines convenience with community appeal.

This upgraded and extended family home is perfect for those seeking a spacious, versatile property in a sought-after location, offering both comfort and the potential for long-term enjoyment.

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ENTRANCE HALL/STAIRS AND LANDING

A welcoming entrance hall featuring red quarry-tiled flooring, painted décor, and a composite front door. The space is completed with a newly fitted under stairs storage system, radiator and a built-in storage cupboard, providing both style and practicality. The first-floor landing is brightened by a uPVC window and includes built-in storage.

LOUNGE

16'2" x 12'11" (4.94 x 3.95)

A bright and inviting lounge featuring an renovated wooden bay window, in keeping with the original design, grey carpet, and painted décor. The room is fitted with a radiator and benefits from the potential inclusion of an integrated TV and surround sound system, available by negotiation, providing a modern entertainment option.

KITCHEN/DINER/FAMILY ROOM

28'6" x 18'8" (8.69 x 5.70)

A spacious and modern kitchen/diner featuring tiled flooring, painted décor, wall-mounted radiator, and inset spotlighting. The room benefits from two skylights and a uPVC triple-folding door, flooding the space with natural light. The kitchen is fitted with a comprehensive range of white gloss handleless drawers, wall and base units with soft-close drawers and granite worktops, including a large corner pull out /swivel storage that retracts back into corner to utilise space. breakfast bar, Integrated appliances include a De Dietrich Neff five-ring induction hob, high-level oven, two additional Neff ovens, a warming drawer, a Neff microwave, Neff wine cooler, Neff dishwasher, De Dietrich washing machine, and Beko tumble dryer. A large pull-out pantry, inset sink with chrome mixer tap, and tiled surrounds complete this highly practical and stylish kitchen/diner, ideal for entertaining and family living.

GROUND FLOOR WC

4'11" x 4'3" (1.50 x 1.32)

A practical ground-floor WC with tiled flooring and partially tiled walls, finished with painted décor. The room features a uPVC frosted window, low-flush WC, composite sink set into a vanity unit with chrome mixer tap, and a shaver socket.

BATHROOM

10'9" x 5'9" (3.30 x 1.76)

A contemporary bathroom featuring a P-shaped bath with glass screen and shower over, low-flush WC, and ceramic sink with chrome mixer tap. The room is finished with parquet-style grey wood-effect vinyl flooring, fully tiled walls, inset spotlighting, and a wall-mounted chrome towel radiator. Additional features include a built-in storage unit, uPVC frosted window, and extractor fan, combining style and practicality.

BEDROOM ONE - 1ST FLOOR

13'9" x 13'0" (4.20 x 3.97)

A charming double bedroom to the front aspect, featuring a uPVC window, fitted carpet, and radiator. The room includes an Inglenook-style fireplace, painted décor, and dado rail, with freestanding wardrobes that can be left if required, offering both character and practical storage.

BEDROOM TWO - 1ST FLOOR

13'4" x 11'1" (4.07 x 3.38)

A spacious double bedroom to the rear aspect, featuring a uPVC window, fitted carpet, radiator, and painted décor. The room also benefits from a charming Inglenook-style fireplace, adding character and warmth.

BEDROOM THREE - 1ST FLOOR

12'10" x 7'7" (3.92 x 2.33)

A well-presented double room featuring a modern grey carpet, freshly painted décor, a radiator, and a uPVC double-glazed window to the rear, allowing plenty of natural light.

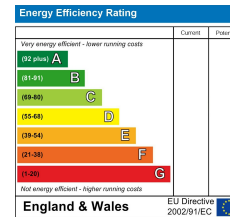




TOTAL FLOOR AREA : 173.9 sq.m. (1872 sq.ft.) approx.

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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SHOWER ROOM

8'0" x 4'3" (2.45 x 1.30)

A modern shower room featuring a corner shower enclosure with chrome rain-head shower, low-flush WC, and a sink with chrome mixer tap set into a vanity unit. The room is finished with tiled flooring and walls, a uPVC frosted window, wall-mounted chrome towel radiator, and extractor fan, combining practicality with contemporary style.

STAIRS AND LANDING TO 2ND FLOOR

An additional staircase provides access to the second floor, offering flexible accommodation options, with carpet, painted decor, large eaves storage cupboard and inset spotlighting.

BEDROOM FOUR - 2ND FLOOR

11'11" x 9'4" (3.65 x 2.86)

This room is finished with a stylish grey carpet and neutral painted décor, complemented by a radiator and a uPVC double-glazed rear window that provides excellent natural light.

BEDROOM FIVE - 2ND FLOOR

12'5" x 7'8" (3.79 x 2.35)

This attractive room is finished with a modern grey carpet and neutral painted décor, enhanced by inset spotlights, a radiator, and a uPVC double-glazed rear window that floods the space with natural light., with lovely views over Chesterfield to the Crooked Spire.

SHOWER ROOM - 2ND FLOOR

5'7" x 4'7" (1.71 x 1.40)

A stylish second-floor shower room boasting a corner shower cubicle, low-flush WC, and a pedestal sink with a sleek chrome mixer tap. Fully tiled for a contemporary finish, the room is enhanced by inset ceiling spotlights, a chrome towel radiator, and a wall-mounted mirrored cabinet, combining modern elegance with practical luxury.

EXTERIOR

A well-maintained and fully enclosed south east facing rear garden featuring an Indian sandstone patio, perfect for outdoor entertaining and barbecues. The garden includes a lawn, well-stocked shrubs, two wooden sheds/stores, and additional brick-built garage with partitioning that includes a large store room, ideal for an office etc, and small garage that house bikes etc, but would be an easy convert back to a larger garage/workshop if required. To the front driveway parking is available for one car, with potential for two, complemented by a gravel area with further well-stocked bushes. On street parking is also available.

GARAGE/WORKSHOP

19'11" x 10'3" (6.08 x 3.13)

The original brick-built garage has been partitioned into two rooms: a small garage that can accommodate a bike, with electric roller door and an additional workshop/store room. However, it could easily be converted back into a full single garage if required.

garage - 3.13m x 1.85m

store/workshop - 4.23m x 3.13m

OFFICE CABIN WITH ADDITIONAL STORE

9'2" x 13'8" (2.81 x 4.17)

A wooden office cabin, fully carpeted and fitted with double-glazed windows, offering a comfortable and versatile workspace. The cabin sits on established foundations and includes a separate shed store, providing additional storage

office - 2.81m x 2.81m

store - 2.81m x 1.36 m

GENERAL INFORMATION

COUNCIL TAX BAND B - CHESTERFIELD BOROUGH COUNCIL

TENURE - FREEHOLD

TOTAL FLOOR AREA INCL GARAGE - 1872.00 SQ FT / 173.9 SQ M

TOTAL HOUSE FLOOR AREA - 1667.00 SQ FT / 154.87 SQ M

EPC RATING - TBC

GAS CENTRAL HEATING - WORCESTER COMBI BOILER

UPVC DOUBLE GLAZING

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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