



Alexandra Road East, Spital, Chesterfield, S41 0HF

 3

 1

 2



£230,000

PINEWOOD



Alexandra Road East Chesterfield Derbyshire S41 0HF

£230,000

**3 bedrooms
1 bathrooms
2 receptions**

- Fantastic Far Reaching Views
 - Two Reception Rooms
- Three Bed Semi Detached Family Home
 - Located in the Sought after Suburb of Chesterfield
 - Close to Local Amenities - Near Schools and Parks
- Easy access to Main Commuter Routes, M1 Motorway and Train Station
- Freehold - Council Tax Band: B - uPVC Double Glazing - Gas Central Heating
- Short Walk into Chesterfield Town Centre and to the Chesterfield Canal
- Stylish Kitchen with Integrated Appliances Include Grill, Oven, Hob, Extractor and Dishwasher
- Landscaped Rear Garden with Decked Seating Area



BEAUTIFUL FAMILY HOME, FULLY LAID OUT AND READY TO MOVE IN, VERSATILE ROOMS AND A HUGE GARDEN CREATE A LOVELY OPPORTUNITY...

Nestled in the charming area of Alexandra Road East, Chesterfield, this delightful semi-detached house presents an excellent opportunity for families and individuals alike. With its inviting façade and well-maintained exterior, this property is sure to capture your attention.

Upon entering, you are greeted by two spacious reception rooms, perfect for both relaxation and entertaining. As well as the standout kitchen area, featuring a mix of modern and character filled details, this space is perfect for feeding the family or entertaining guests as it connects directly to the dining area.

The property boasts three well-proportioned bedrooms, providing ample space for family members or guests. Each room offers a comfortable retreat, ensuring a peaceful night's sleep. The layout is thoughtfully designed, making it easy to navigate and enjoy the space. The third bedroom also ideally setup as a plug and play office space with hard wired internet connection. The shower room is well appointed and thoughtfully designed to allow for an easy start to your morning routine.

Located in a desirable neighbourhood, this property is conveniently situated near local amenities, schools, and parks, making it an ideal choice for families. The vibrant town of Chesterfield offers a variety of shops, restaurants, and recreational activities, ensuring that you will never be far from what you need. With the rear garden being a standout feature and enabling picturesque views of the surrounding area. Driveway to the front for one car.

In summary, this semi-detached house on Alexandra Road East is a wonderful opportunity to create lasting memories in a lovely community. With its generous living spaces and prime location, it is a property that should not be missed.

****Video tour available, take a look around!****

****Contact Pinewood Properties for more information****

Lounge

13'11" x 11'11" (4.25m x 3.62m)

A bright and inviting lounge featuring a stone fireplace with space for a mounted television above. The room enjoys ample natural light from large windows, creating a comfortable space for relaxation. The flooring is a warm wood effect, and tasteful decor in subtle green tones, enhancing the homely feel.

Kitchen / Dining Room

21'11" x 10'7" (combined) (6.67m x 3.22m (combined))

A well-presented kitchen and dining area that benefits from natural light through the window above the sink and the dining room window. The kitchen is fitted with modern grey cabinetry with wood effect countertops and a farmhouse-style sink, alongside integrated appliances including an oven and microwave, gas hob with a tiled splashback, fridge and freezer and washing machine. The dining room is adjacent, creating an open-plan feel, and can comfortably accommodate a dining table.

Study / Bedroom 3

9'11" x 9'10" (3.03m x 2.99m)

A practical and versatile study or bedroom located on the lower floor, offering a quiet space with a window for natural light. The room is decorated with neutral walls, and is currently arranged with understairs storage, making it suitable either as a home office or additional bedroom. There is a hard wired internet connection. Making the room a plug and play office but also means you can add a wireless access point down here and get solid WiFi to the end of the garden.

Landing

This first-floor landing features a small window allowing natural light to brighten the space, with neutral walls and carpeted flooring. It provides access to the bedrooms and bathroom upstairs, with a simple and clean design that maximises the use of light in this transitional area.

Bedroom 1

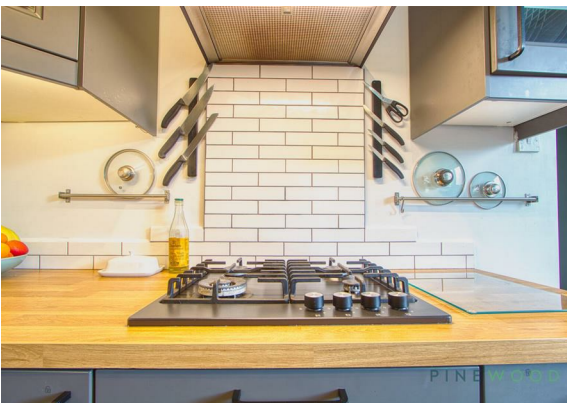
14'0" x 10'1" (4.27m x 3.06m)

A spacious main bedroom with a large window that fills the room with natural light. The room is decorated in soft, calming tones with fitted wardrobes providing ample storage. It has a comfortable carpeted floor and can accommodate a king size bed.

Bedroom 2

9'11" x 9'10" (3.02m x 2.99m)

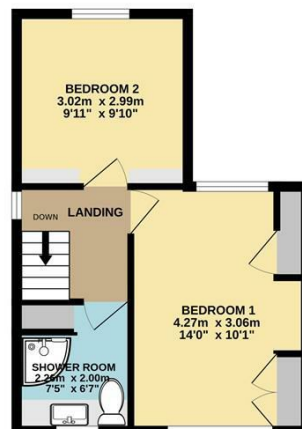
A smaller bedroom with a large window overlooking the garden. It is decorated in fresh, light colours and carpeted flooring, with space for a double bed, making it a cosy space suitable for a child or guest room.



LOWER FLOOR
12.1 sq.m. (130 sq.ft.) approx.

GROUND FLOOR
44.7 sq.m. (481 sq.ft.) approx.

1ST FLOOR
30.6 sq.m. (330 sq.ft.) approx.



TOTAL FLOOR AREA : 87.4 sq.m. (941 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 is given as to their operability or efficiency can be given.

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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	

Shower room

7'5" x 6'7" (2.28m x 2.00m)

A modern newly fitted shower room featuring a corner shower with glass enclosure and tiled walls designed with horizontal striping. It also includes a white vanity unit with an inset sink, a toilet, and a frosted window to provide privacy while allowing natural light. The flooring is dark, matching the monochrome theme for a sleek, clean finish.

Exterior

The rear south facing and enclosed garden is a beautifully maintained outdoor space featuring lawn areas, mature shrubs, and various planting beds. Steps lead up to a raised decking area with seating, ideal for outdoor dining or relaxing while enjoying peaceful views over the surrounding greenery. The garden also includes a large shed and a picnic seating area, providing a tranquil retreat with a mixture of sun and shade. The relatively new decking, only installed 4 years ago, is made of a composite enabling it to last for years.

The front of the property features a drive with enough space for a single car, accented by the black slotted fence. The stone steps lead down to the front door and access to the side path that leads through to the side door and rear of the property.

General Information

EPC: TBC

Council Tax Band: B

Total floor area: 87.4 sq.m. (941 sq.ft.) approx

Gas central heating - Combi - Worcester Bosch Greenstar

uPVC double glazing

Tenure : Freehold

Loft : Partially Boarded

A reservation agreement maybe 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.

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.

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