



Foyers Way, Chesterfield, S41 0FN



£250,000

PINEWOOD





# Foyers Way

## Chesterfield

### S41 0FN

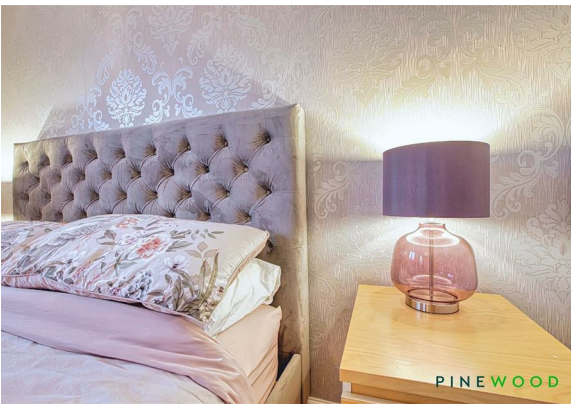
## £250,000

**3 bedrooms**  
**3 bathrooms**  
**2 receptions**

- CUL DE SAC ON A SOUGHT AFTER RESIDENTIAL ESTATE - ON THE EDGE OF THE TOWN CENTRE
  - GENEROUS FAMILY SIZED ACCOMODATION SET OVER THREE FLOORS
- EASY ACCESS TO THE M1 MOTORWAY JUNCT 29 - WALKING DISTANCE TO TRAIN STAIN. COLLEGE, HOSPITAL AND CANAL
- SINGLE GARAGE WITH DRIVEWAY PARKING FOR UP TO TWO CARS - POTENTIAL TO UTILISE THE SINGLE GARAGE FOR A FOURTH BEDROOM/GYM/OFFICE - BUSINESS FROM HOME
  - GAS CENTRAL HEATING - UPVC DOUBLE GLAZING - COUNCIL TAX BAND C
  - ENCLOSED REAR FAMILY SIZED LANDSCAPED REAR GARDEN
  - BUILT IN WARDROBES TO PRINCIPAL BEDROOM
- STYLISH KITCHEN DINER WITH SPACE FO TABLE AN BREAKFAST BAR, WITH INTEGRATED OVEN, FIVE RING GAS HOB AND EXTRACTOR
  - GROUND FLOOR WC
- THREE DOUBLE BEDROOMS - ENSUITES TO BEDROOM ONE AND TWO







This exceptional three-bedroom contemporary mid townhouse offers refined, modern living arranged across three beautifully designed floors. Finished to an impressive standard throughout, the property effortlessly combines elegant design, everyday functionality and an enviable location, making it an outstanding home for discerning buyers.

The ground floor welcomes you with an integral single garage/potential fourth bedroom/gym/office or business from home? a stylish guest WC and a sleek, open-plan kitchen diner. Designed as the heart of the home, this sophisticated space is ideal for both relaxed daily living and entertaining, with direct access to the rear garden, creating a seamless transition between indoor and outdoor living and a whole host of integrated NEFF appliances, wine cooler, dishwasher, double oven incl combination oven, hob and extractor.

The first floor hosts a generously proportioned living room, flooded with natural light and providing a warm, inviting retreat. Also on this level is the luxurious principal bedroom, complete with built-in wardrobes and an en-suite shower room, offering comfort and privacy in equal measure.

The upper floor continues the sense of quality and space, featuring a second en-suite double bedroom, a further well-appointed double bedroom and a stylish family bathroom, perfectly suited to modern lifestyles.

Externally, the property benefits from a private driveway providing off-road parking for up to two cars and single garage, while its location is particularly appealing. Positioned on a cul de sac within easy reach of Chesterfield train station, Hospital, Canal, Town centre and the A617, the property offers excellent commuter links to the M1 motorway junct 29.

Contemporary, spacious and superbly located, this striking townhouse represents a rare opportunity to acquire a high-quality home in one of Chesterfield's most convenient and desirable settings.

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#### ENTRANCE HALL/STAIRS AND LANDINGS

Entrance hall with radiator, laminate flooring and painted décor, providing access to the garage. Carpeted first-floor landing with radiator and built-in storage. Top landing with loft access.

#### SINGLE GARAGE

19'0" x 9'4" (5.80 x 2.85)

Single garage with up-and-over door, lighting and power. Suitable for conversion into a fourth bedroom, gym, office, or home business (subject to any necessary consents).

#### GROUND FLOOR WC

6'9" x 3'0" (2.08 x 0.92)

Upgraded in 2024 and featuring decorative tiled flooring, painted décor, and a radiator, the WC is fitted with a low-flush WC, pedestal wash hand basin with chrome mixer tap, tiled splashbacks, and an extractor fan.

#### KITCHEN DINER

16'9" x 13'4" (5.12 x 4.08)

A well-equipped kitchen diner featuring built-in cupboards, laminate flooring, and a radiator. It benefits from a uPVC window and uPVC doors leading to the rear garden. The kitchen includes a breakfast bar, wine cooler, 4-ring gas hob with extractor, high-level double oven, dishwasher, soft-close drawers and cabinets, and a combination of soft close drawers, wall and base units. There is an inset stainless steel sink with mixer tap, space for a dining table, and room for a tall fridge freezer.

#### LIVING ROOM

16'8" x 9'10" (5.10 x 3.00)

The living room is a bright and spacious room featuring two uPVC windows allowing ample natural light, laminate flooring, two radiators for comfort, painted décor, and decorative coving to the ceiling.

#### BEDROOM ONE

16'8" x 9'10" (5.10 x 3.00)

Bedroom One is a generously sized room featuring laminate flooring, built-in wardrobes, two radiators, and two uPVC windows providing plenty of natural light. The room is finished with painted décor and a feature wallpapered wall, access into the ensuite shower room.

#### ENSUITE SHOWER ROOM TO BEDROOM ONE

7'2" x 6'10" (2.20 x 2.10)

Fully tiled and fitted with a walk-in shower enclosure, low-flush WC, extractor fan, wall-mounted chrome towel radiator, and a gloss vanity unit with ceramic sink and chrome mixer tap.

#### BEDROOM TWO

16'8" x 10'2" (5.10 x 3.10)

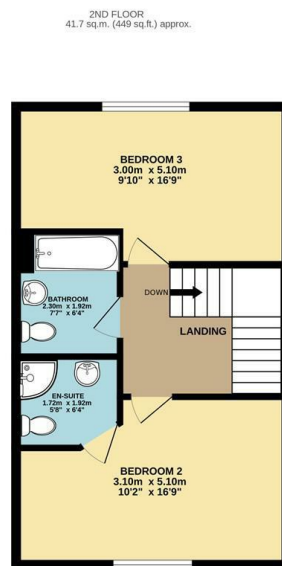
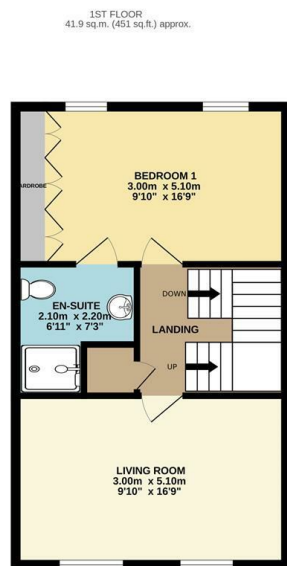
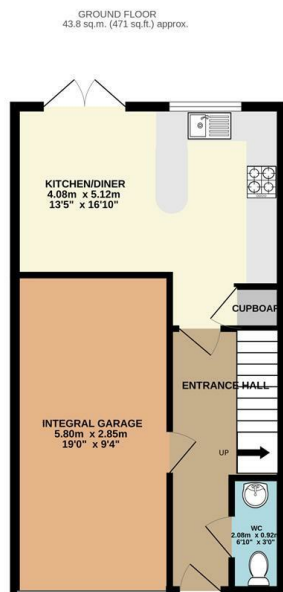
Bedroom Two is a double room to the front of the property, featuring carpeted flooring, a radiator, a uPVC window, and painted décor.

#### ENSUITE SHOWER ROOM TO BEDROOM TWO

6'3" x 5'7" (1.92 x 1.72)

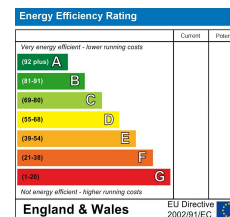
Featuring vinyl flooring and a radiator, the en-suite is part tiled with the remaining walls painted. It is fitted with a shower enclosure, low-flush WC, pedestal wash hand basin with chrome mixer tap, and an extractor fan.





TOTAL FLOOR AREA : 127.4 sq.m. (1371 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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#### BEDROOM THREE

16'8" x 9'10" (5.10 x 3.00)

Bedroom Three is a double room located to the rear of the property, featuring carpeted flooring, a uPVC window, a radiator, and painted décor.

#### BATHROOM

7'6" x 6'3" (2.30 x 1.92)

Featuring vinyl flooring and a radiator, the bathroom is part tiled and fitted with a low-flush WC, pedestal wash hand basin with chrome taps, a bath with chrome taps, and an extractor fan.

#### EXTERIOR

The property features a landscaped rear garden, fully enclosed with a fenced perimeter, incorporating a patio area and a lawn. It enjoys views overlooking green space to the rear. To the front, there is a driveway providing parking for up to two cars, with direct access into the single garage.

#### GENERAL INFORMATION

TOTAL FLOOR AREA - 1371.00 sq ft/ 127.4 sq m

COUNCIL TAX BAND C

EPC RATED TBC

GAS CENTRAL HEATING -Combi Boiler

UPVC DOUBLE GLAZING

ALARM

#### DISCLAIMER

These particulars do not constitute part or all of a contract. While we endeavour to make our particulars fair, accurate and reliable, they are only a general guide to the property the photos are for reference purpose only, the appliances/white goods advertised may not be in situ and have not been tested. If there are any points which are of particular importance to you or any particular appliances or white goods required please check with the office and we will be pleased to check the position on these.

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