



Century Way, Clowne, Chesterfield, S43 4TE

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Price Guide £650,000

P I N E W O O D



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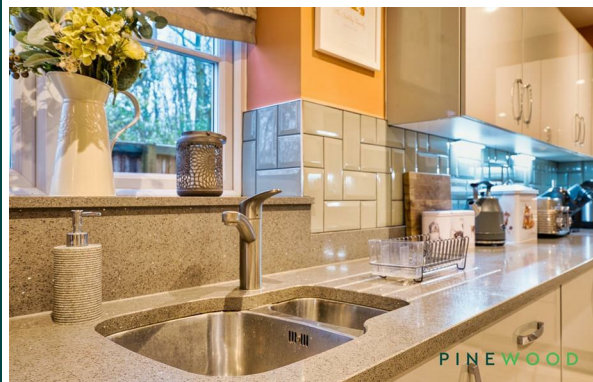


Price Guide £650,000

**5 bedrooms
3 bathrooms
3 receptions**

■ An Executive Five-Bedroom Detached Home Ideal for Family Living

- Occupying a Generous Corner Plot in a Prime Position within the Exclusive Van Dyk Village Development
- Impressive Open-Plan Breakfast Kitchen with a Range of High-End NEFF Integrated Appliances including a Five Ring Induction Hob, Extractor, Larder Fridge, High Level Double oven, Double freezer, Wine cooler, Dishwasher,
- A Spacious Living Room Featuring Bi-Folding Doors and an inglenook Fireplace - A Stunning Separate Dining Room Currently used as a Play Room Ideal for Entertaining
 - Utility Room with Space/Plumbing for a Washing Machine
- The Principal Bedroom Boasts An Elegant En-Suite Shower Room And A Spacious Walk-In Wardrobe, With The Second Bedroom Also Offering A Walk-In Wardrobe And Private En-Suite, Combining Style And Convenience.
 - Four Additional Generously Sized Bedrooms Complemented By A Luxury Family Bathroom.
- A Secluded And Meticulously Landscaped Rear Garden with Dog Run - Offering Direct Views Over Serene Open Woodland.
- Block Paved Driveway Parking For Two/Three Cars Is Complemented By An Integrated Double Garage
 - Built 2020 - Remainder of the 10 Years Builders Warranty



GUIDE PRICE £650,000-£675,000

A STANDOUT GEM WITHIN VAN DYK VILLAGE, WITH EVERY ROOM BEAMING LUXURY AND COMFORT. IT WILL BE SURE TO IMPRESS YOU...

Nestled in the desirable area of Century Way, Clowne, this remarkable detached house at Century Way is a true gem. Spanning an impressive 2,517 square feet, this five-bedroom, three-bathroom residence was built in 2020 and comes with the remainder of the 10-year NHBC warranty, ensuring peace of mind for its new owners.

Upon entering, you are greeted by a wealth of space and light. The heart of the home is undoubtedly the stunning open-plan kitchen and breakfast room, featuring elegant quartz worktops and integrated high-end NEFF appliances., built in pantry and access into the utility. This area flows seamlessly into a charming orangery, complete with bi-fold doors that open onto a beautifully landscaped garden, making it perfect for entertaining guests or enjoying family gatherings.

The ground floor also boasts a stylish living room, a dining room/playroom a study for those who work from home, and a convenient WC. Ascending to the first floor, you will find two of the five bedrooms equipped with luxurious en suites, while the remaining three bedrooms offer ample space for family or guests, along with a well-appointed family bathroom.

The outdoor space is equally impressive, with a meticulously maintained private rear garden featuring lush lawns, a patio area, and mature planting, providing a tranquil retreat. Additionally, the property includes a double garage and parking for up to three vehicles on the drive, catering to the practical needs of modern living.

Situated within a sought-after development, this home benefits from excellent transport links, including easy access to the M1 Junction 30, and is close to highly regarded schools. Don't miss the chance to make this incredible property your home.

VIDEO TOUR AVAILABLE

PLEASE CALL PINWOOD PROPERTIES (CHESTERFIELD BRANCH) TO ARRANGE YOUR VIEWING!

ENTRANCE HALL/STAIRS AND GALLERIED LANDING

A welcoming entrance hall with tiled flooring and painted décor, complemented by a radiator. Grey carpeting leads seamlessly up the stairs to the landing, which features elegant inset spotlights, and a stylish glass and wooden balustrade. The galleried landing provides access to a built-in airing cupboard housing the hot water tank, along with an additional storage cupboard, combining practicality with a sense of space and light throughout.

KITCHEN BREAKFAST ROOM

29'2" x 10'8" (8.90 x 3.26)

With elegant tiled flooring and painted décor, complemented by a built-in storage cupboard and a breakfast bar, perfect for casual dining or entertaining. The kitchen is fitted with sleek grey gloss soft-close drawers, wall and base units and luxurious quartz worktops. It features a NEFF five ring induction hob with extractor, NEFF high-level hide-and-slide double oven, 1.5 stainless steel sink with mixer tap, and stylish tiled splash backs.

Integrated appliances include a wine cooler, larder fridge, and under-counter double freezer, combining practicality with sophisticated design. This bright, airy space seamlessly blends style and functionality, creating the perfect hub for modern family life.

UTILITY ROOM

8'3" x 5'0" (2.54 x 1.53)

A practical and stylish utility room with tiled flooring and painted décor. Fitted with a stainless steel sink and brushed mixer tap, it provides space for a washing machine and includes a radiator. A door gives direct access to the garage, combining convenience with functionality.

LOUNGE

19'8" x 13'5" (6.00 x 4.10)

With carpeted flooring, painted décor, and two radiators. Boasting a charming inglenook fireplace with electric fire, two frosted-glass windows, and Bi folding doors, this bright and versatile space is perfect for relaxing or entertaining.

HOME OFFICE SPACE/MULTI USE ROOM

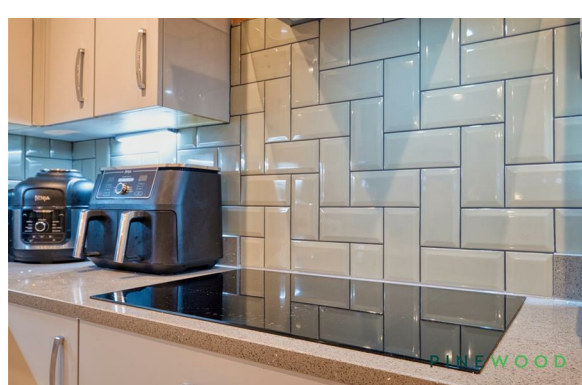
11'11" x 8'10" (3.65 x 2.70)

Versatile office or multi-use room featuring carpeted flooring, neutral painted décor, radiator, and a UPVC bay window providing excellent natural light.

DINING ROOM/PLAY ROOM

12'4" x 11'3" (3.78 x 3.44)

Playroom / multi-use room – ideal as a dining room – with carpeted flooring, a mix of painted and wallpapered décor, radiator, and UPVC window, offering a versatile space to suit your needs.



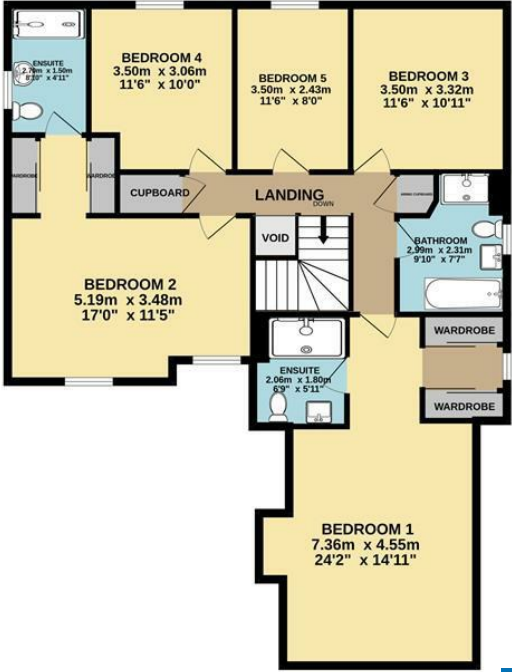
GROUND FLOOR
129.6 sq.m. (1395 sq.ft.) approx.



TOTAL FLOOR AREA : 236.5 sq.m. (2546 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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1ST FLOOR
106.9 sq.m. (1151 sq.ft.) approx.



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (92 plus)		91
B (81-91)	85	
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

GARDEN ROOM

12'0" x 10'2" (3.66 x 3.10)

Open plan to the breakfast kitchen with tiled flooring and painted décor. Featuring UPVC windows, UPVC Bi folding doors, and an apex window, this bright and airy space enjoys a lovely view of the garden and floods the room with natural light.

GROUND FLOOR WC

7'4" x 3'3" (2.24 x 1.00)

Ground floor WC featuring stylish tiled flooring, painted walls, and a radiator. It includes a low-flush WC, a corner sink with chrome mixer tap, tiled splashbacks, and a UPVC frosted window for privacy and natural light.

BEDROOM ONE

24'1" x 14'11" (7.36 x 4.55)

A luxurious principal bedroom suite with carpeted flooring and painted décor. The room features a spacious walk-in wardrobe area with multiple sliding wardrobes, providing ample storage. Natural light floods the space through a UPVC window, while elegant inset spotlights enhance the room's sophisticated and tranquil ambiance, creating a stylish and restful retreat

ENSUITE TO BEDROOM ONE

6'9" x 5'10" (2.06 x 1.80)

A contemporary en-suite bathroom with fully tiled walls and flooring, featuring a walk-in shower enclosure with chrome rain head shower. The room also includes a wall-mounted ceramic sink with chrome mixer tap set within a white gloss vanity unit, low-flush WC, and wall-mounted chrome towel radiator. Finished with inset spotlights and extractor, this stylish en-suite combines modern elegance with practical functionality.

BEDROOM TWO

17'0" x 11'5" (5.19 x 3.48)

A spacious double bedroom to the front of the property, featuring two UPVC windows, painted décor, and two radiators. The room leads through to an en-suite, with sliding wardrobes either side and inset spotlights, offering a bright, elegant, and highly functional space.

ENSUITE TO BEDROOM TWO

8'10" x 4'11" (2.70 x 1.50)

A contemporary en-suite bathroom with fully tiled walls and flooring, inset spotlights, and extractor fan. The space features a walk-in shower enclosure with chrome rainhead shower, a wall-mounted ceramic sink with chrome mixer tap, low-flush WC, and a wall-mounted chrome towel radiator. A UPVC frosted window completes the room, providing natural light and privacy while combining modern elegance with practical functionality.

BEDROOM THREE

11'5" x 10'10" (3.50 x 3.32)

A spacious double bedroom to the rear of the property, with grey carpet, painted décor, radiator, and UPVC window. The room enjoys peaceful views over woodland and fields, creating a bright and tranquil retreat.

BEDROOM FOUR

11'5" x 10'0" (3.50 x 3.06)

A double bedroom to the rear of the property, featuring carpeted flooring, painted décor, radiator, and UPVC window. The room benefits from peaceful views over woodland and fields, offering a bright and tranquil space

BEDROOM FIVE

11'5" x 7'11" (3.50 x 2.43)

A bright fifth bedroom with carpeted flooring, painted décor, radiator, and UPVC window. The room also benefits from loft access, providing additional storage and versatility

FAMILY BATHROOM

9'9" x 7'6" (2.99 x 2.31)

A stylish and contemporary family bathroom with tiled flooring and painted décor, complemented by inset spotlights and a wall-mounted chrome towel radiator. The bathroom features a double-ended bath with chrome mixer tap and shower attachment, a walk-in shower enclosure with chrome rain head shower, and a wall-mounted ceramic sink set within a white gloss vanity unit with chrome mixer tap. Also fitted with a low-flush WC, UPVC frosted window, and extractor, this bathroom combines modern luxury with practical functionality.

DOUBLE GARAGE

18'9"x 17'1" (5.72x 5.22)

Double garage with electric door, rear access door, lighting, and power. The garage also houses the property's bo

EXTERIOR

To the front, the property benefits from a block-paved driveway providing parking for 2-3 cars and direct access to the double garage. The rear garden is beautifully enclosed with a fenced perimeter and offers a perfect balance of style and practicality. It features a patio area, a well-maintained lawn, and a dedicated fenced dog run. The garden enjoys a sense of privacy and tranquility, backing onto mature woodlands and providing a serene, natural backdrop.