7a Hillside Drive,
Walton, S40 2DB

£499,950

WILKINS VARDY

£499,950

STUNNING NEW BUILD BUNGALOW - GENEROUS PLOT - LARGE DETACHED GARAGE - ENERGY EFFICIENT HOME - SUPERB OPEN PLAN LIVING KITCHEN - VIEWING STRONGLY ADVISED

Nestled just off Hillside Drive with its own sweeping drive, this impressive new build detached bungalow offers a perfect blend of modern living and comfort, boasting a contemporary design that is sure to appeal to families and professionals alike.

As you step through the inviting entrance hall, you are greeted by a spacious living space that flows seamlessly into the heart of the home – a superb open plan family kitchen with adjoining lounge and dining area. This stunning room features a picture window that floods the space with natural light, complemented by vaulted ceilings that create an airy and inviting atmosphere.

The bungalow comprises three well-proportioned bedrooms, providing ample space for relaxation and privacy. The thoughtfully designed bathroom and separate WC ensures convenience for all residents. Set on a generous plot, the property offers plenty of parking, along with a large brick-built garage, perfect for additional storage or as a workshop. This energy-efficient home comes with a new build warranty, providing peace of mind for the new owners. With its modern features and prime location, this bungalow is a rare find in Chesterfield.

- A TRUE ONE OFF - SUPERBLY ENERGY EFFICIENT NEW BUILD DETACHED BUNGALOW
- BUILD COMPLETE AND READY TO MIOVE IN
- THREE BEDROOMS
- SUPERB OPEN PLAN FAMILY DINING KITCHEN WITH FEATURE LOUNGE BEYOND
- VAULTED CEILINGS AND BI-FOLD DOORS
- UTILITY ROOM AND SEPARATE WC
- FOUR PIECE FAMILY BATHROOM
- LARGE PLOT WITH SWEEPING DRIVEWAY AND PLENTY OF PARKING
- LARGE DETACHED GARAGE (5.83M X 4.74M)
- VIEWING ADVISED

General
Gas fired underfloor heating
Gross internal floor area - 124.1 sq.m./1336 sq.ft. (Including garage)
Council Tax Band - TBC
Tenure - Freehold
Secondary School Catchment Area - Parkside Community School

On The Ground Floor

Inviting Entrance Hall
With a useful storage cupboard and access to the other rooms.

Guests Cloakroom
With a concealed cistern WC and wash hand basin with vanity unit below.

Bedroom One
13'5" x 10'9" (4.1m x 3.3m)
A superb double bedroom overlooking the rear of the property.

Bedroom Two
11'5" x 9'0" (3.5m x 2.76m)
A second good sized double bedroom.

Bedroom Three
9'0" x 5'5" (2.76m x 1.66m)
A pleasant single bedroom or study.

Four Piece Family Bathroom
Being part tiled and comprising a modern concealed cistern WC, panelled bath, wash hand basin with vanity unit below and a wet room style shower enclosure with mixer shower and glass screen.
Tiled floor.

Superb Open Plan Living Kitchen
34'6" x 12'4" (10.54m x 3.77m)

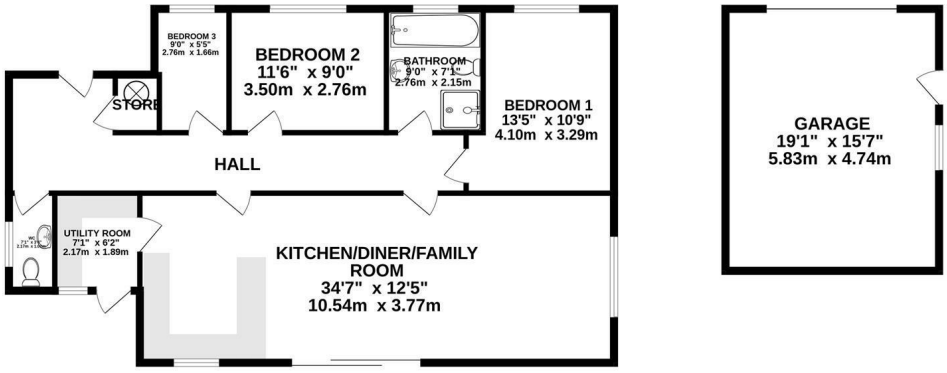
Kitchen Diner
With modern two tone base and wall units and slender profile worktops.
There is an in-built sink with mixer tap, electric oven and induction hob with extractor above.
Integrated dishwasher and fridge/freezer.
There is space for a dining table and chairs in front of bi-fold doors which open onto the rear garden.
Vaulted ceiling give a real feeling of space.

Lounge
An impressive room being open plan to the kitchen and having vaulted ceilings and two large picture windows.
An ornamental fireplace gives the room a focal point.

Utility Room
7'1" x 6'2" (2.17m x 1.89m)
Fitted with a matching range of base and wall units and having space for a washing machine and dryer.
A door gives access to the outside of the property.

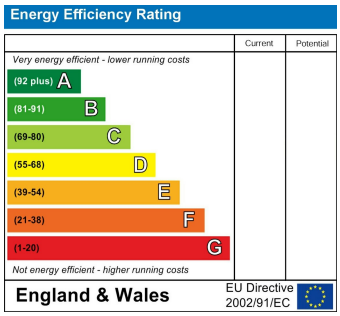
Outside
Note - The drive had not been surfaced at the time of photographs. A tarmac finish will be provided at completion.
A superb sweeping driveway gives access to the property. There is the option to have a gated access at an additional cost.
The drive runs to the rear of the property where there is further parking and a large brick built garage with electric door.
A landscaped garden can be found to the front which comprises planted borders and a barked area, a lawn and decked seating area.

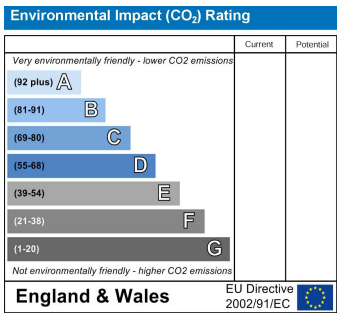
GROUND FLOOR
1336 sq.ft. (124.1 sq.m.) approx.



TOTAL FLOOR AREA : 1336 sq.ft. (124.1 sq.m.) 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.
Made with Metropix ©2025





Zoopla.co.uk rightmove find your happy PrimeLocation.com RICS Relocation agent network

VIEWINGS

All viewings are to be arranged through the agent.

The Consumer Protection (Amendment) Regulations 2014

Only items referred to in these particulars are included in the sale.

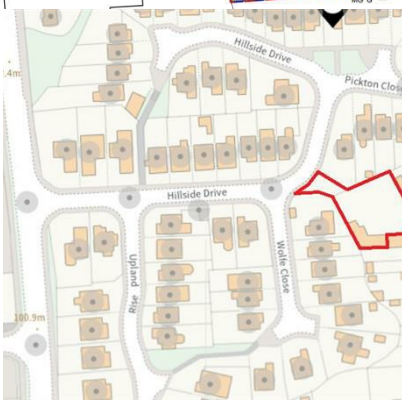
We have been advised by the Vendor that all building works have been undertaken with the necessary planning consent and building regulations approval.

Prospective purchasers are advised to make their own inquiries and investigations before finalising their offer to purchase.

SCHOOL CATCHMENT AREAS

Whilst the property is understood to be in the Parkside Community Schooll Catchment area, this is NOT a guarantee of admission and the prospective purchaser MUST make direct enquiries to Derbyshire County Council to ascertain the availability of places and ensure satisfaction of their entry criteria.

Validation Of Offers
In order to comply with our statutory obligations and The Ombudsman for Estate Agents Code of Practice, we are required to validate the financial circumstances of any offers made in respect of this property. This will usually entail anyone making an offer being interviewed by our Financial Consultants.



CHESTERFIELD | 23 Glumangate, Chesterfield S40 1TX | **01246 270 123**

wilkins-vardy.co.uk