£525,000

Wingfield Road, Oakerthorpe DE55 7LH

Detached House | 4 Bedrooms | 2 Bathrooms

YSHIRE
RTIES
TTINGS

Step Inside

Key Features

- Extended Family Home
- Countryside views to front and rear
- Ideal for access to A38 and M1
- Walking distance to highly regarded restaurant
- Detached Garage/Workshop with WC
- Viewing Highly Recommended
- Impressive Plot on private road

Property Description

Derbyshire Properties are delighted to present this four bedroom extended detached family home offering versatile accommodation on impressive plot. Ideal for access to A38, A61 and M1 road links whilst being easily commutable to nearby towns of Alfreton, Belper and Matlock, the property is also just stones throw away from very reputable The Peacock 'Pesto' restaurant. This wonderful family residence boasts impressive views to the front and rear elevation. We recommend an early internal inspection to avoid disappointment.

Main Particulars

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Internally, the property briefly comprises; Entrance Porch, Entrance Hall, Kitchen, Utility Room, Shower Room, Dining Room, Lounge and Conservatory to the ground floor with four double Bedrooms and further family Bathroom all accessed via impressive landing space with superb views.

Externally, the property boasts stunning plot including driveway parking for around 10 vehicles. The driveway is fitted with planters, outdoor power points and a series of lighting fixtures adding to the grandeur. Detached tandem garage housing light, power and further WC is accessed from the driveway. The rear enclosed garden can be accessed via the side elevation of the Garage whilst the WC has its own door opening to the garden also making it an incredibly useful asset for entertaining. The rear garden consists of entertaining patio and sizeable lawn space fitted with planters and vegetable patch boasting gorgeous open aspect to the rear.

Porch/Sitting Room
Accessed via composite door to side elevation with full length double glazed units to the front elevation, double glazed window to side elevation and double glazed Velux window to ceiling ensuring a bright space. Double glazed door through to Hallway.

Hallway
With wall mounted radiator, tiled flooring with underfloor heating, carpeted stairs rising to the first floor and doorways to; Kitchen, Shower Room, Dining Room and Lounge. Understairs cupboard provides storage capacity.

Shower Room
5' 10" x 5' 6" (1.78m x 1.68m) A three piece suite, also boasting underfloor heating which briefly comprises; Double walk-in shower, vanity wash basin and low level WC. The walls are completely tiled to cover the units whilst wood effect flooring, wall mounted heated rowel rail and extractor unit to the ceiling complete the space.

Kitchen
13' 2" x 8' 6" (4.01m x 2.59m) Featuring a range of base cupboards and eye level units with complimentary worktops over that integrate a range of appliances such as; Gas oven, gas hob with accompanying extractor hood, dishwasher and in built fridge. The workspace has tiled splashback covering the space whilst the flooring is tiled. Double glazed windows to side and rear elevation both feature whilst wall mounted radiator is supported by underfloor heating. Sliding door accessing Utility Room.

Utility Room
With worktop space of its own housing stainless steel inset sink and under counter plumbing for washing machine. Gas central heating boiler is located here.

Dining Room
10' 10" x 9' 6" (3.30m x 2.90m) With double glazed window to rear elevation, with wall mounted radiator and carpeted flooring. Internal French doors opening toLounge area making a wonderful entertaining space.

Lounge
19' 8" x 12' 1" (5.99m x 3.68m) With double glazed window to front elevation, original parquet flooring, wall mounted radiator and stone built fireplace on raised hearth. Double glazed French doors open to the Conservatory.

Conservatory
Double glazed conservatory with full length glass rear allowing for maximum light, double glazed Velux window to ceiling and double glazed bifold doors accessing rear enclosed garden.

Landing
Accessing all four double Bedrooms and the family Bathroom. The carpeted space has double glazed window to front elevation allowing for views across the countryside.

Bedroom One
15' 7" x 10' 5" (4.75m x 3.17m) Housing an impressive range of fitted units including wardrobes, drawers and dressing unit. With double glazed window to rearelevation, wall mounted radiator and carpeted flooring.

Bedroom Two
12' 3" x 8' 10" (3.73m x 2.69m) With double glazed window to front elevation, wall mounted radiator and carpeted flooring. Also housing fitted wardrobe/dressing unit.

Bedroom Three
11' 3" x 9' 9" (3.43m x 2.97m) With double glazed window to rear elevation, wall mounted radiator and carpeted flooring. Also housing fitted wardrobe/dressing unit.

Bedroom Four
With double glazed window to rear elevation, wall mounted radiator and carpeted flooring. Also housing fitted wardrobe/dressing unit.

Bathroom
8' 7" x 7' 10" (2.62m x 2.39m) A four piece suite including; Corner shower cubicle, bath with shower attachment, vanity wash basin and low level WC. The walls are completely tiled whilst the flooring is wood effect. Designer wall mounted heated towel rail, wall fitted extractor fan and double glazed obscured window to side elevation complete the space.

Outside
Externally, the property boasts stunning plot including driveway parking for around 10 vehicles. The driveway is fitted with planters, outdoor power points and a series of lighting fixtures adding to the grandeur. Detached tandem garage housing light, power and further WC is accessed from the driveway. The rear enclosed garden can be accessed via the side elevation of the Garage whilst the WC has its own door opening to the garden also making it an incredibly useful asset for entertaining. The rear

garden consists of entertaining patio and sizeable lawn space fitted with planters and vegetable patch boasting gorgeous open aspect to the rear.

Council Tax
We understand that the property currently falls within council tax band F, with Amber Valley Borough Council. However, we would recommend any prospective purchasers make their own enquiries with the local authority.

Disclaimer
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6: Derbyshire Properties have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor.

This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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