



£315,000

Ferndown Drive, Tibshelf DE55 5RE

Detached House | 4 Bedrooms | 2 Bathrooms

01773 832355

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Step Inside

Key Features

- Detached Family Home in Popular Village Location
- Perfect For Access to A38 & M1
- Walking Distance To Local Amenities
- Walking Distance To Local Schools
- Detached Garage & Ample Off Road Parking
- Four Bedrooms, Family Bathroom & Further En Suite
- Enquire Now!
- Enjoying a Wealth of Natural Light Throughout

Property Description

Derbyshire Properties are pleased to offer 'For Sale' this immaculately presented four bedroom detached home on much sought after residential estate. Offering versatile & spacious living accommodation, the property proves to be a fantastic family home.

Main Particulars

Derbyshire Properties are pleased to offer 'For Sale' this immaculately presented four bedroom detached home on much sought after residential estate. Offering versatile & spacious living accommodation, the property proves to be a fantastic family home. We recommend an early internal inspection to avoid disappointment.

Internally, the home briefly comprises; Entrance Hall, Living Room, Dining Room, WC & Dining Kitchen to the first floor with four Bedrooms, family Bathroom and further En Suite to the first floor.

Externally, the home benefits from driveway parking for several vehicles to the side elevation with access to detached garage via up and over door. The garage is also fitted with light and power. The rear garden is a fabulous entertaining space with large patio, barbeque station and further decked seating space forming the ideal area to host or relax. Raised timber sleepers border artificially turfed space whilst brick wall surround provides valuable privacy and security. Ideal for those with pets and young children.

Entrance Hall

Accessed via composite door to front elevation with wood effect flooring, wall mounted radiator and doorways to;

Living Room

Enjoying a stunning dual aspect with two double glazed windows to front elevation and double glazed French doors opening to rear garden. Carpeted flooring and wall mounted radiator competes the space.

Dining Room

With double glazed window to front and side elevation, wall mounted radiator and carpeted flooring.

WC

With low level WC & pedestal handwash basin with tiled splashback. Mini wall mounted radiator and wall fitted extractor unit completes the space.

Kitchen

Featuring a wealth of base cupboards and eye level units with complimentary wood effect worktops over and a range of fitted appliances including; Fridge freezer, dishwasher, oven, hob with accompanying extractor hood and stainless steel inset one and a half bowl sink. Wood effect flooring extends to dining/seating area where wall mounted radiator and two double glazed windows reside. Double glazed French doors opening to rear enclosed garden completes the space.

Landing

With access to all four Bedrooms and the family Bathroom, this carpeted space also benefits from mini wall mounted radiator and double glazed window to rear elevation.

Bedroom One

With double glazed window to front elevation, wall mounted radiator and carpeted flooring. Access to En Suite.

En Suite

A tiled three piece suite including; Corner shower cubicle, pedestal handwash basin and low level WC. Mini wall mounted radiator, ceiling fitted extractor unit and double glazed obscured window completes the space.

Bedroom Two

With double glazed windows to rear & side elevation, wall mounted radiator and carpeted flooring.

Bedroom Three

With double glazed window to front & side elevation, wall mounted radiator and carpeted flooring.

Bedroom Four

With double glazed window to front elevation, wall mounted radiator and carpeted flooring. Fitted cupboard over stairs provides valuable storage capacity.

Bathroom

A tiled three piece suite including; Bath with shower attachment, pedestal handwash basin and low level WC. Mini wall mounted radiator, ceiling fitted extractor unit and double glazed obscured window completes the space.

Outside

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Council Tax

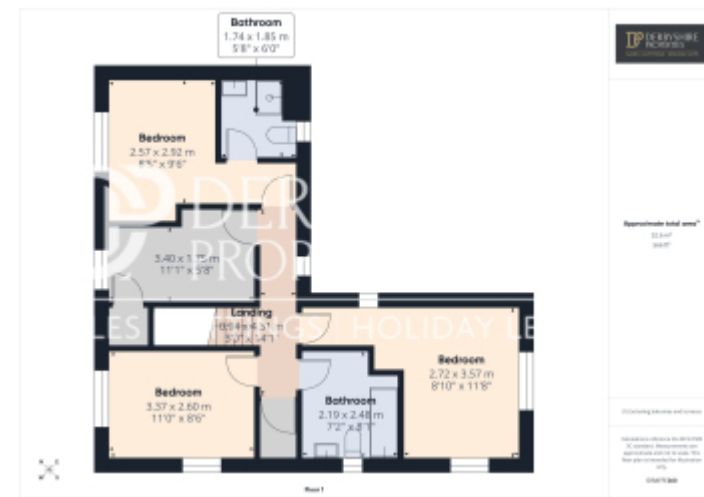
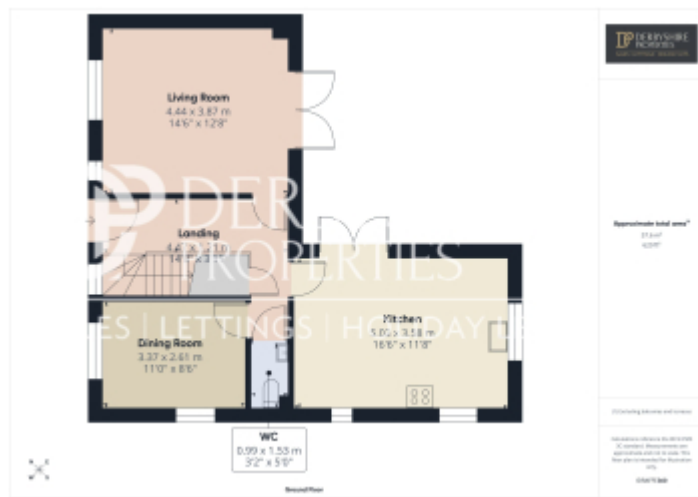
We understand that the property currently falls within council tax band D, with Bolsover District Council. However, we would recommend any prospective purchasers make their own enquiries with the local authority.

Disclaimer

1. MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
- 2: These particulars do not constitute part or all of an offer or contract.
- 3: The measurements indicated are supplied for guidance only and as such must be considered incorrect.
- 4: Potential buyers are advised to recheck the measurements before committing to any expense.
- 5: Derbyshire Properties have not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances.

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.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2026 05458547 Registered Office: , 9 Bridge Street Belper Derbyshire DE56 1AY

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		94
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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