



Heath View

Cheddleton Heath



Estate Agents. Valuers. Auctioneers. Chartered Surveyors
Part of the Bagshaws Partnership

11 Heath View
 Cheddleton Heath
 Leek
 Staffordshire, ST13 7AT

- A Fabulous Detached Bungalow
 - Three / Four Bedrooms
- Sought After Residential Location
 - Quiet Cul-De-Sac Position
- Spacious & Versatile Accommodation
- Gas Central Heating & Double Glazing
- Ample Off Street Parking & Attached Garage
 - Immaculate Rear Garden
 - Backing Onto Woodland

Offers in the regio of: £430,000



4



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2



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Council Tax
Band

E



Leek Office - 01538 383344



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11 Heath View

- * An opportunity to purchase a fabulous three / four bedroom detached bungalow situated in one of the areas most sought after and well established residential locations on Cheddleton Heath.
- * The property sits in a quiet cul-de-sac position and occupies an excellent sized plot of considerably private and well stocked gardens with woodland beyond.
- * The property offers some deceptively spacious accommodation over two floors that also benefits from gas fired central heating, double glazing and security alarm system.
- * Entrance Porch, Entrance Hall, Living Room, Breakfast Kitchen with integrated appliances, Dining Room, Bedroom and Bathroom on the ground floor. Landing Area, Two Bedrooms and Shower Room to the first floor.
- * Driveway to the front providing ample off street parking leading to an single integral garage and a small low maintenance garden area which is mainly gravelled and has display borders.
- * A very well maintained and stocked rear garden area laid mainly to lawn with display borders and small paved patio area backing onto woodland.
- * The property may be of interest to those looking for a retirement bungalow or even a family with the option of four bedrooms.
- * Offered For Sale with No Upward Chain Involved.

Ground Floor

Entrance Porch

Tiled floor. Access to:

Entrance Hall

Radiator. Stairs off. Coving.

Living Room 18'9 x 14'7 (5.72m x 4.45m)

Gas fire with feature surround. Feature rear window and door leading out to rear garden. Coving. Radiator.

Breakfast Kitchen 12'11 x 12'2 (3.94m x 3.71m)

Range of fitted wall and base units. In-set sink unit with drainer, rinse bowl and mixer tap. Electric hob with extractor unit above. Double oven. Integrated dishwasher, washing machine and fridge. Radiator. Side door. Coving. Spotlights.

Bedroom 15'8 x 10' (4.78m x 3.05m)

Radiator. Coving. Bay window.

Dining Room 12'11 x 8'11 (3.94m x 2.72m)

Radiator. Coving.

Bathroom 5'4 x 9'8 (1.63m x 2.95m)

Bath. W.c. Wash basin with storage unit below. Coving. Radiator.



Ground Floor and Garden

Landing Area

Airing cupboard

Bedroom 19'8 x 12'10 (5.99m x 3.91m)

Radiator. Double doors with Juliet balcony looking over the rear garden. Walk-in wardrobe (5' x 12'10).

Bedroom 15'11 x 7'6 (4.85m x 2.29m)

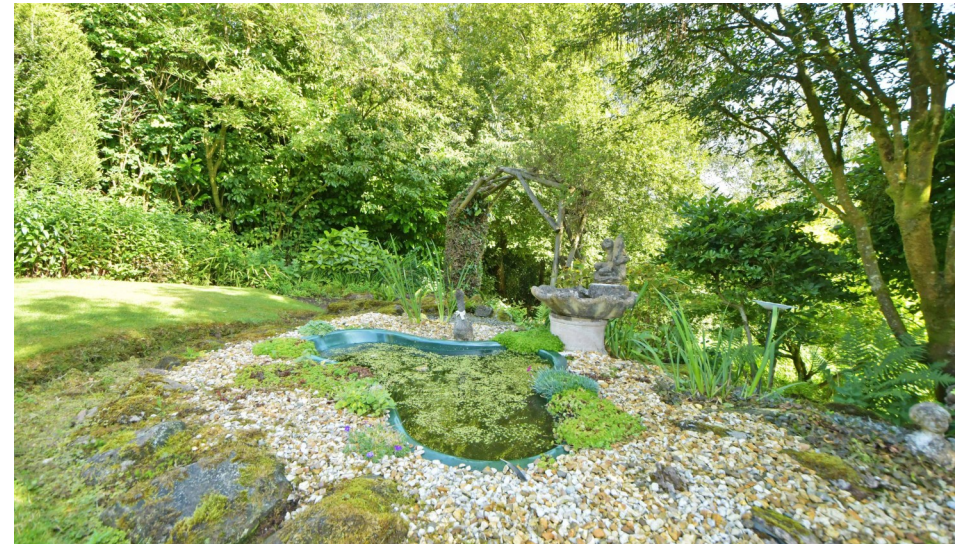
Radiator. Loft access. Built-in wardrobe. Storage cupboard.

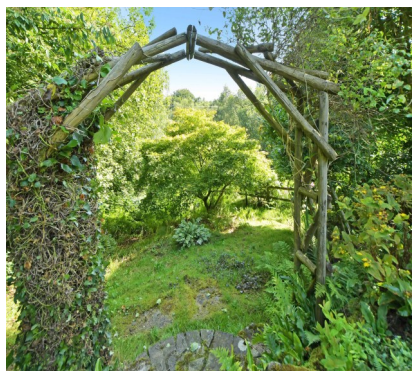
Shower Room 6'7 x 10'6 (2.01m x 3.20m)

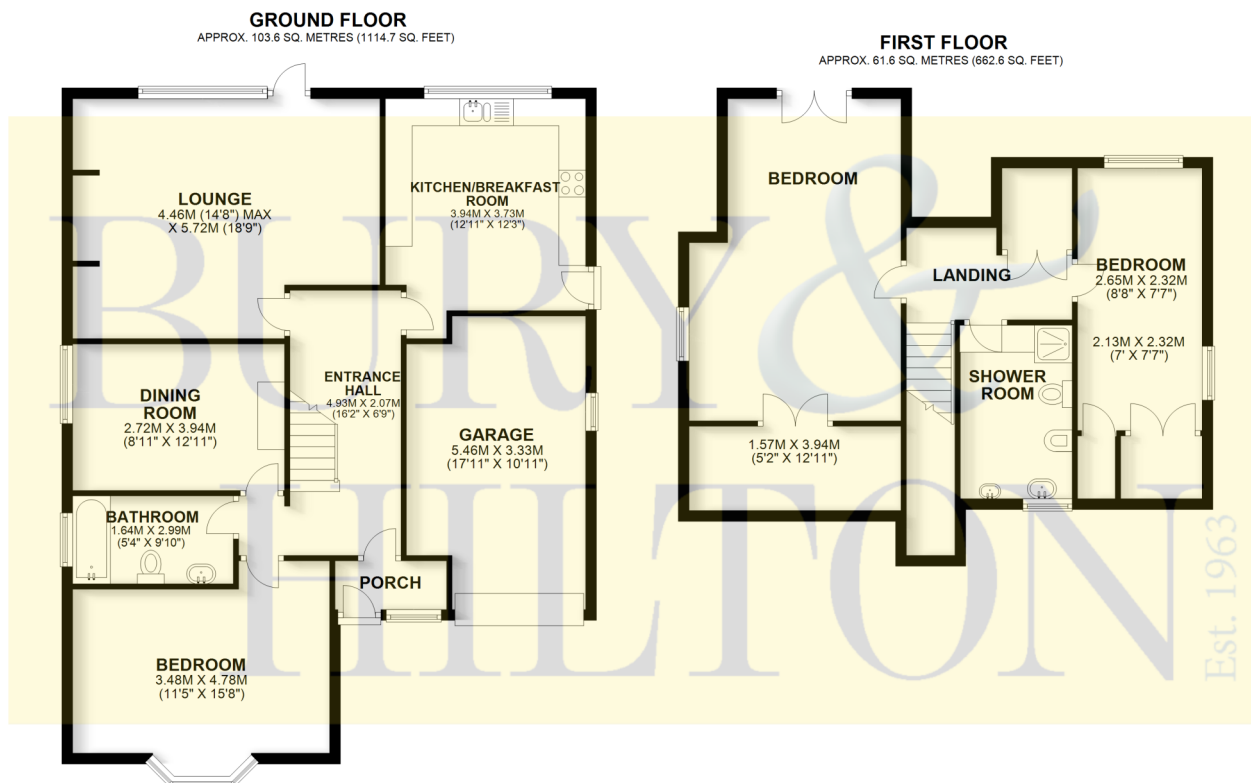
His & Hers sink units with storage unit below. W.c. Shower cubicle. Bidet. Radiator. Loft access.

Outside

Driveway to the front providing ample off street parking leading to an single integral garage and a small low maintenance garden area which is mainly gravelled and has display borders. A very well maintained and stocked rear garden







Viewing

By prior appointment via Bury & Hilton Leek office 01538 383344

Agents Note

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