

Monkhouse

Cheadle, Stoke-on-Trent, ST10 1HZ

John 
German





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Cheadle, Stoke-on-Trent, ST10 1HZ

£425,000

Unique traditional detached home providing generously sized and adaptable family accommodation retaining a wealth of features and character, occupying a corner plot enjoying lovely town views towards two churches.

Steeped in history and immersed in a wealth of retained features and character, consideration and inspection of this unique home is strongly recommended to appreciate its room dimensions and layout, scope for personalisation, versatility and its slightly elevated corner plot that enjoys some lovely roofscape views towards the two churches in the town as well as the countryside beyond.

Situated only a stone's throw from the town centre and its wide range of amenities plus other facilities including schools, a leisure centre and supermarkets that are also closeby.

Accommodation - A brick built porch has a timber door opening to the welcoming sitting room which has a tiled floor and side facing window plus a focal double sided chimney breast shared with the dining kitchen having a cast pot belly stove set on a feature hearth.

To the left is the comfy living room that has a focal open fire with feature surround and part glazed double doors with side lights opening to the delightful garden room, providing additional entertaining space or area to just relax in, having three sash style windows enjoying a view over the garden and towards St. Giles The Abbot Church, with a focal log burner and wide French doors opening to the garden.

The spacious dining kitchen has units including reclaimed timber cabinets plus a Belfast style sink and drainer unit, space for appliances and a gas range stove plus a front facing window providing light.

The dining room has a focal chimney breast with an original cast range plus a fitted dresser in the recess. Doors lead to the stairs to the first floor and to the side porch which provides access to the cellar, outside and finally the fitted shower room that has a suite incorporating a corner shower/steam cubicle and access to the laundry room.

To the first floor the long landing has doors leading to the three double bedrooms each having original focal fireplaces and pleasant outlooks over the town, churches and countryside beyond. The double bedroom at the rear leads to a further bedroom previously used by a dependant relative as a kitchen area having a door to outside, spiral staircase to a useful den and a door to a fitted shower room.

Completing the accommodation is the family bathroom which has a period suite including a roll top bath, fitted cupboard, a front facing window overlooking the town and a door to the separate WC.

Outside the property is set on a slightly elevated corner plot which has well stocked borders and raised beds containing a large variety of shrubs and plants, a lawned garden and a block paved patio area. Block paved paths meander through the garden leading to the summerhouse, garden shed and the gravelled foregarden which also has well stocked beds. The garden affords views over the town and countryside beyond and enjoys a degree of privacy. It also benefits from a gardener's WC attached to the property.

To the rear a driveway provides off road parking for several cars.

What3words: mows.searched.umbrellas

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Please note: It is quite common for some properties to have a Ring doorbell and internal recording devices.

Property construction: Standard **Parking:** Driveway **Electricity supply:** Mains

Water supply: Mains **Sewerage:** Mains **Heating:** Gas

(Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: See Ofcom link for speed: <https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link <https://checker.ofcom.org.uk/>

Local Authority/Tax Band: Staffordshire Moorlands District Council / Tax Band C

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA/14082024



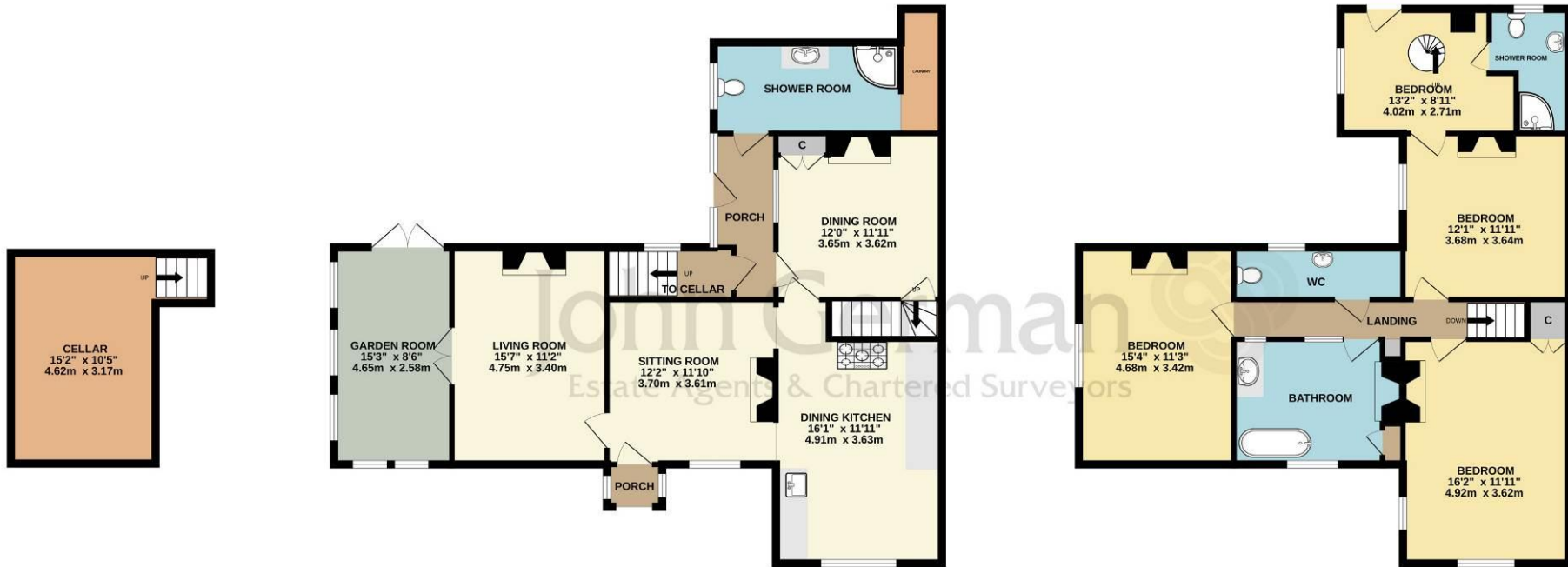


CELLAR

GROUND FLOOR

1ST FLOOR

2ND FLOOR



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D		
39-54	E	43 E	
21-38	F		
1-20	G		



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