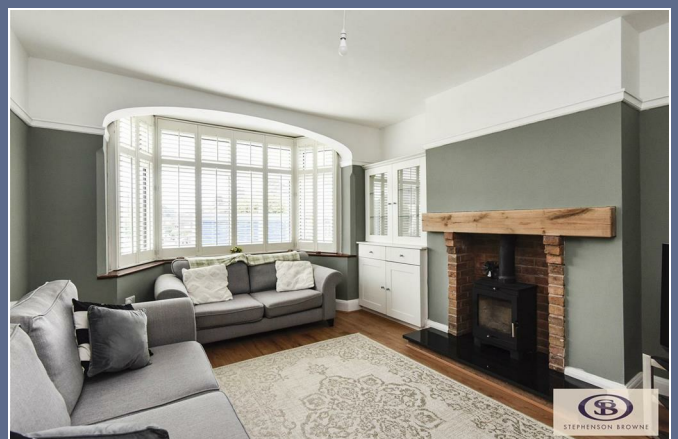
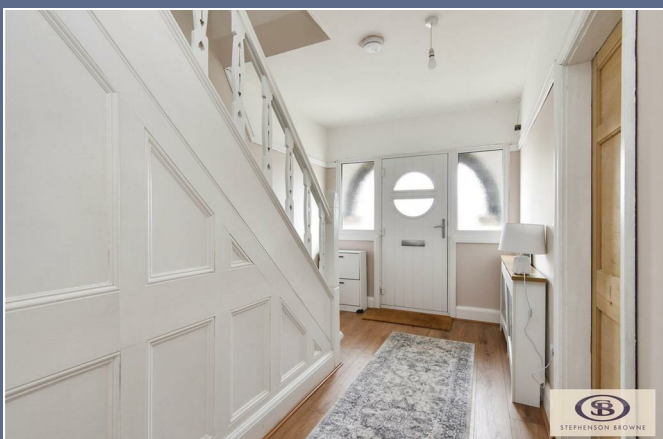




## Court Lane Wolstanton



Offers Over £260,000



56 Merial Street  
Newcastle under Lyme  
ST5 2AW  
01782 625734



# 20 Court Lane Wolstanton ST5 8DD

Welcome to Court Lane, Wolstanton, Newcastle – a charming location for this fabulous semi-detached family residence in a much sought-after location, offering a perfect blend of comfort and style.

As you step into this lovely home, you are greeted by a welcoming and spacious hallway leading to all principal rooms.

Accommodation comprises of a spacious bay fronted lounge featuring a cosy multi fuel burner, separate dining/reception room with original fire surround and UPVC door leading to the rear garden. The fitted kitchen/diner offers a range of wall and base units and provides ample and functional space for cooking and dining. There is also an ideal, spacious understairs storage cupboard/pantry. To the first floor there are three well-sized bedrooms with bedroom one offering fitted wardrobes and original cast iron feature fire surround. All of the bedrooms are serviced by a three piece family bathroom suite.

This property has also recently undergone refurbishment works such as rewiring, remedial works to the roof, new wooden/laminate flooring, new carpets and the majority of the rooms have been re-plastered and decorated with new radiators.

Externally, this property boasts a large driveway, detached garage, and a private, enclosed rear garden.

Located within close proximity to excellent schools and Newcastle-under-Lyme town centre, with its desirable location, charming features, and ample space, this property on Court Lane is sure to capture your heart.

Don't miss out on the opportunity to make this house your home!

Book a viewing today and envision the wonderful possibilities that await you in this delightful semi-detached residence.

Council Borough: Newcastle Under Lyme

Council Tax Band: C

Tenure: Freehold



## Offers Over £260,000



Ground Floor

Porch

Hallway

Lounge 15'2" x 12'2" (4.64 x 3.72)

Dining Room 15'7" x 11'2" (4.77 x 3.41)

Kitchen/Breakfast 18'8" x 9'3" (5.71 x 2.82)

First Floor

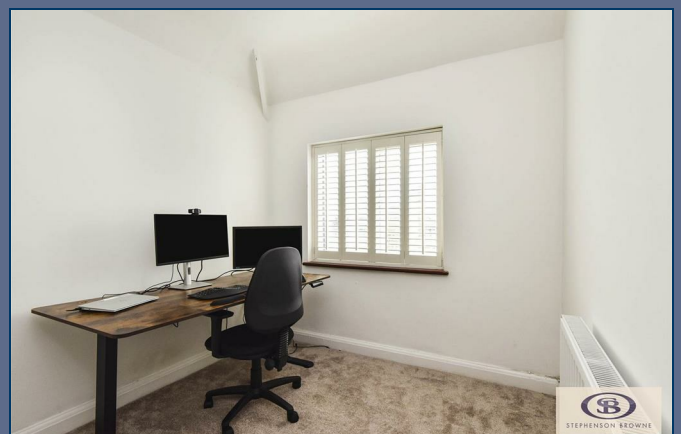
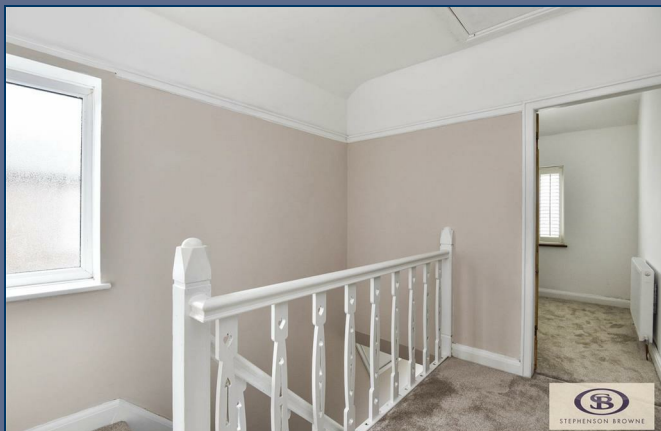
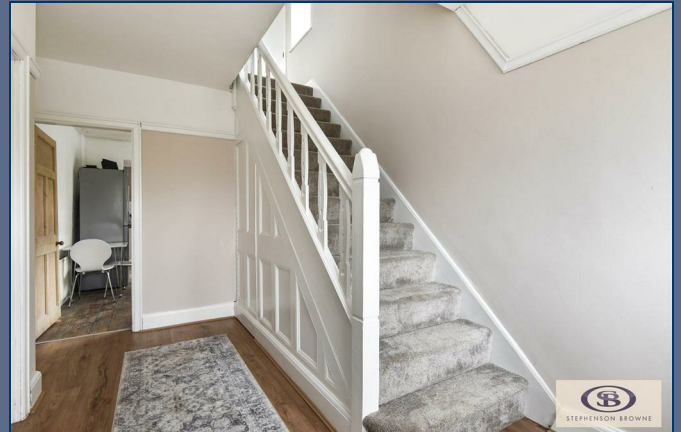
Bedroom One 14'1" x 12'3" (4.30 x 3.74)

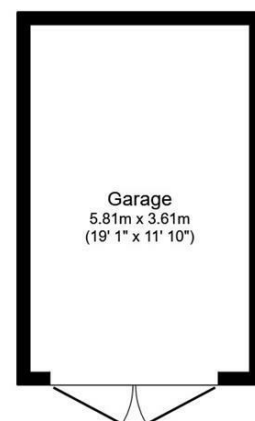
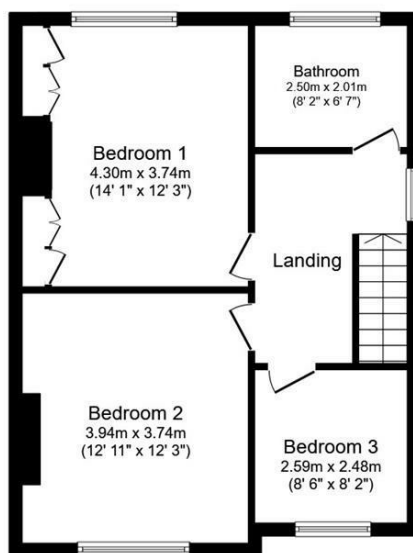
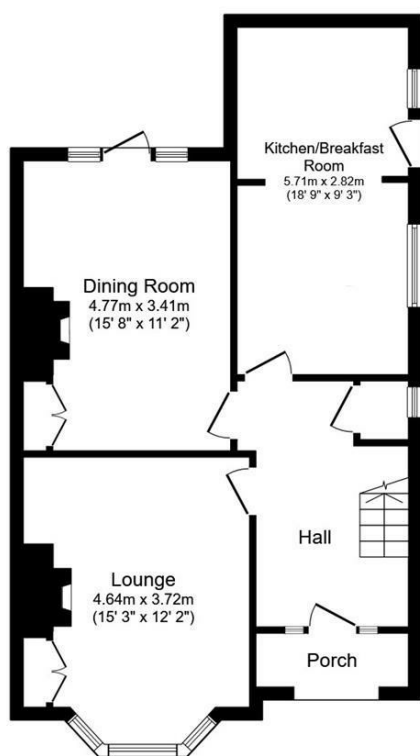
Bedroom Two 12'11" x 12'3" (3.94 x 3.74)

Bedroom Three 8'5" x 8'1" (2.59 x 2.48)

Bathroom 8'2" x 6'7" (2.50 x 2.01)

Garage 19'0" x 11'10" (5.81 x 3.61)





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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 Stoke on Trent, ST7 2EW  
 Tel: 01270 883130

NOT TO SCALE These floor plans are given as a guide only. Full completed measurements and details should be verified by any intending purchasers legal representative.

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