



8 Avon Court

ST7 2BA

Offers Over £239,950



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STEPHENSON BROWNE



Having been superbly modernised throughout, this traditional two bedroom, semi detached bungalow resides in Avon Court, a well regarded cul-de-sac conveniently positioned within walking distance to Alsager town and it's many amenities.

Upon entering the property, the hallway provides entry to all main rooms, including the exceptionally spacious lounge that would suit a dining table if desired. On from here is the fully fitted, contemporary kitchen enjoying a range of stylish units and LAMONA integral appliances.

Both bedrooms are well proportioned, with bedroom one easily a double and bedroom two a good sized single. Completing the internal aspect is a modern bathroom with three piece suite, over the bath shower and plenty of storage.

Externally benefits from a long driveway providing tandem parking for multiple cars, as well as a detached garage. In addition, there is an easy to maintain paved front garden offering scope to extend the off road parking if required. The rear enjoys a South-Easterly aspect and is a generous size.

It's rare to come across a 'turn key' true bungalow and, offered for sale with no onward chain, Avon Court is not one you want to miss! To truly appreciate everything this wonderful property has to offer, viewings come highly recommended. Call Stephenson Browne today to arrange yours!

Hallway

With newly fitted carpet, ample sockets, ceiling light fitting, loft access via hatch, radiator and doors to rooms, including:

Lounge

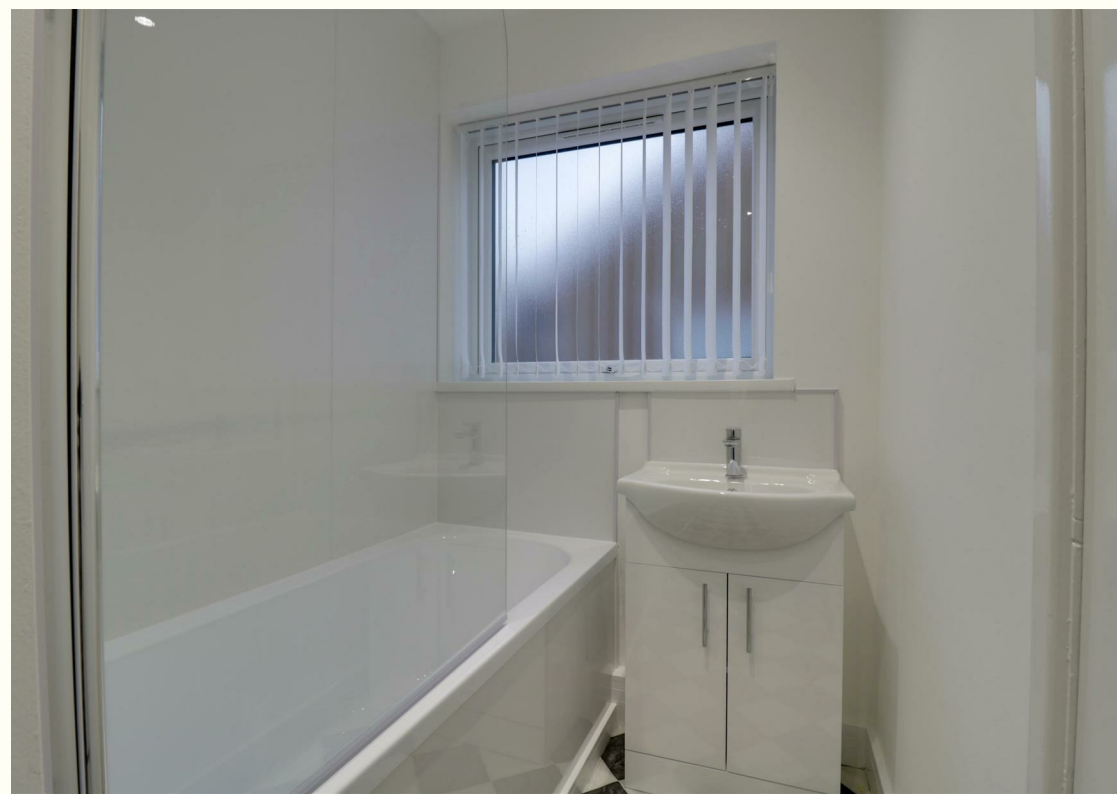
17'5" x 11'4" (5.333 x 3.464)

Enjoying an electric feature fireplace, newly fitted carpet, radiator, UPVC double glazed window to rear elevation having fitted blinds, TV point, ample sockets, two ceiling light fittings and door accessing:

Kitchen

9'4" x 8'4" (2.849 x 2.543)

Comprising of a range of wall, base and drawer units with working surfaces over as well as integral appliances including: matt black sink with drainer, LAMONA oven, four-point LAMONA electric hob with extractor over. With tile effect flooring, radiator, ample sockets, spotlighting, UPVC double glazed window to rear elevation with fitted blinds and UPVC door with double glazed, obscure glass insert opening to the garden.





Bedroom One

11'4" x 10'3" (3.475 x 3.149)

With UPVC double glazed window to front elevation with fitted blinds, newly fitted carpet, radiator, ceiling light fitting and ample sockets.

Bedroom Two

10'4" x 9'5" (3.160 x 2.885)

A good size second bedroom with newly fitted carpet, ample sockets, ceiling light fitting, radiator and UPVC double glazed window having fitted blinds.



Bathroom

Having a push flush WC, hand basin incorporated within fitted storage unit and panelled bath with over the bath shower and glass screen. With bathroom cladding panels for splashbacks, checked tile effect flooring, UPVC double glazed obscure glass window to side elevation with fitted blinds, chrome heated towel rail, spotlighting and door to handy storage cupboard.

Externally

The garden is mostly paved, designed with easy of maintenance in mind, and hosts well stocked borders and flower beds that are home to a number of shrubs, bushes and plants. A fence boundary surrounds the perimeter.



The property is approached by a long driveway, in-turn providing ample, off-road parking for several vehicles with an established easy to maintain front garden, with scope to extend the off-road parking if desired. In addition, the drive leads up to the detached garage with up and over door.

Council Tax Band

The council tax band for this property is B.

NB: Tenure

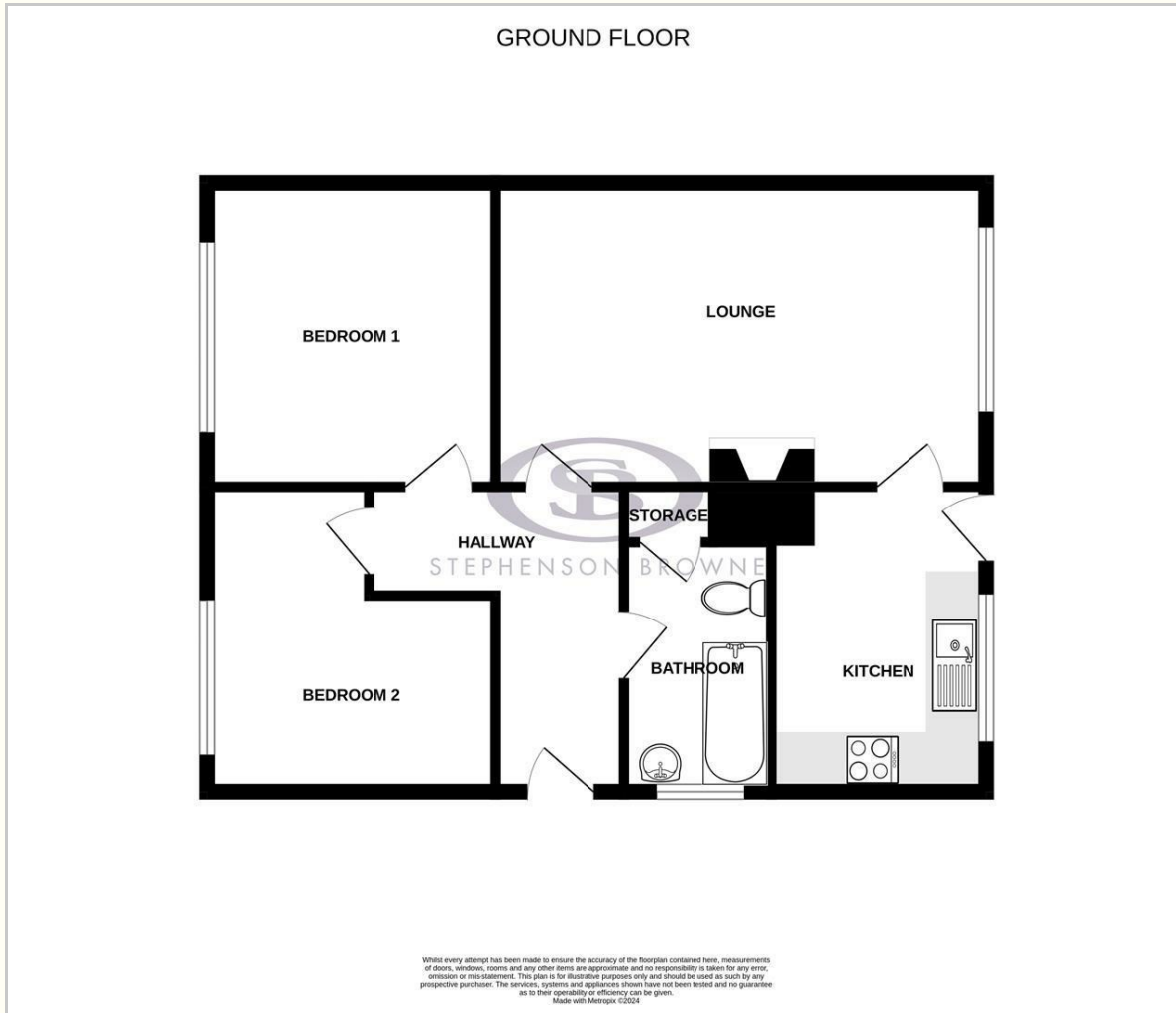
We have been advised that the property tenure is FREEHOLD, we would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

NB: Copyright

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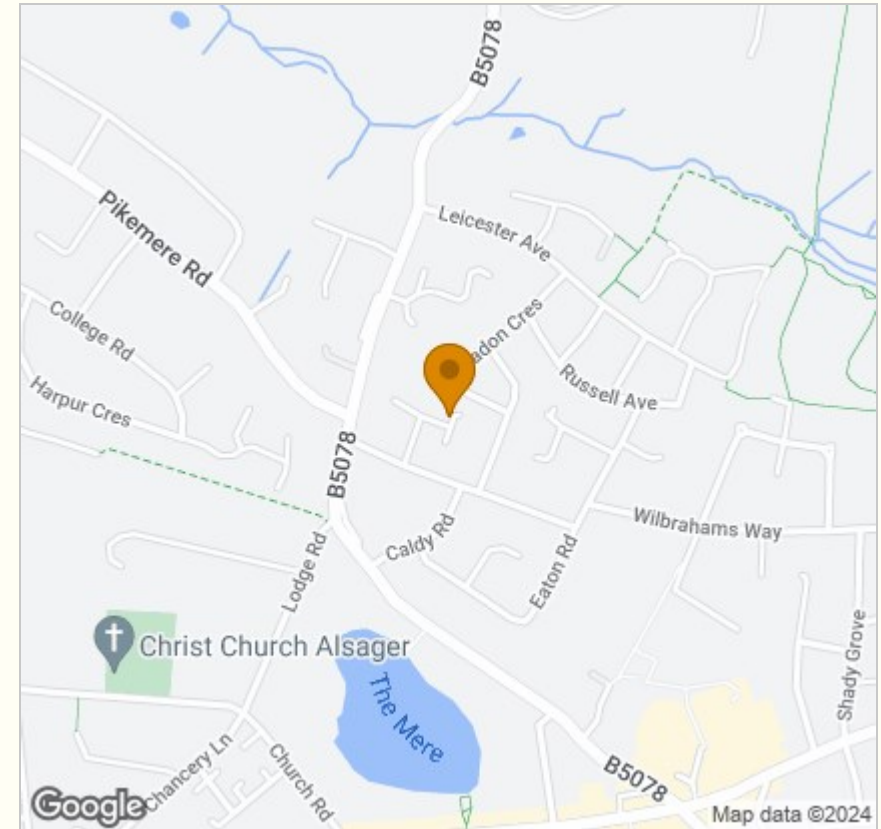
Floor Plan



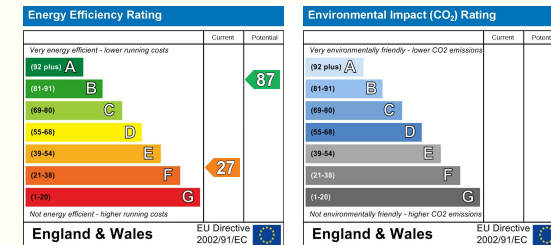
Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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13 Crewe Road, Alsager, Stoke On Trent, ST7 2EW

T: 01270 883130 E: alsager@stephensombrowne.co.uk | www.stephensombrowne.co.uk