



**52 Diglake Street**

ST7 8PZ

**£180,000**



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STEPHENSON BROWNE



A very rare opportunity to purchase an EXTENDED, double-fronted mid-terraced home with two balconies off bedrooms one and two, with STUNNING COUNTRYSIDE VIEWS to the rear! With three bedrooms, a first floor bathroom and three reception rooms, this sizeable home offers flexible accommodation!

Offered for sale with no onward chain, this well-proportioned home would make an ideal first time buy and a perfect family home! An entrance porch and hallway leads to the lounge and a dining room, with opens into the kitchen and separate family room/study. To the first floor are three bedrooms and a family bathroom, with two balconies creating private seating areas to enjoy the views to the rear.

To the front of the property is a paved frontage and forecourt, whilst the rear garden features patio and lawned areas with mature border shrubs and a storage shed, creating a peaceful and idyllic setting to relax and enjoy the best of the summer weather!

Situated on Diglake Street in Bignall End, the property is ideally placed for a number of commuting links such as the M6, A500 and A34, whilst retaining a peaceful village location close to the surrounding countryside. Several schools are nearby, including Ravensmead Primary School, whilst the wealth of amenities within Bignall End, Alsager and Newcastle-Under-Lyme are all within easy reach.

A rare and unique opportunity which is not to be missed! Please contact Stephenson Browne to arrange your viewing.





### **Entrance Porch**

Composite front door and UPVC double glazed windows, fitted carpet timber framed door leading into;

### **Entrance Hall**

Laminate flooring.

### **Lounge**

21'6" x 10'0"

An extended lounge with laminate flooring and fitted carpet, two UPVC double glazed windows, ceiling light point, two radiators, log-burning stove.

### **Dining Room**

13'0" x 7'3"

Laminate flooring, UPVC double glazed window, ceiling light point, radiator, opening into;

### **Kitchen**

18'1" x 7'1"

Tiled flooring, UPVC double glazed window and rear door, two ceiling light points, wall and base units, combi gas central heating boiler, double bowl porcelain sink, tiled splashback, space and plumbing for appliances, views over countryside to the rear of the property, access to the cellar.

### **Playroom/Family Room**

12'11" x 7'9"

Laminate flooring, UPVC double glazed window, ceiling light point, radiator.

### **Cellar**

9'10" x 5'0"

Housing gas/electric meters, power and lighting, shelves for storage.

### **Landing**

Fitted carpet and wooden flooring, ceiling light point, storage cupboard, UPVC double glazed window.

### **Bedroom One**

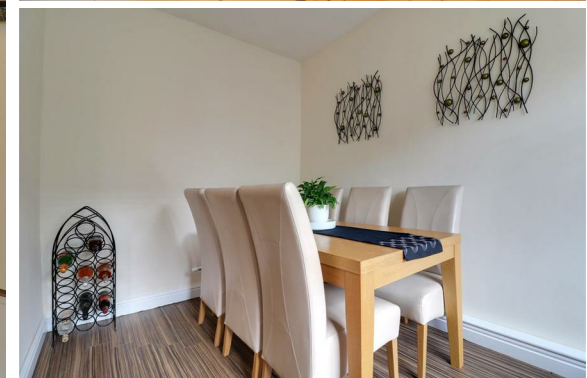
13'1" x 10'1"

Wooden flooring, UPVC double glazed window and French doors to the rear leading to the balcony, with stunning countryside views to the rear elevation. Ceiling light point, radiator, storage cupboard.

### **Bedroom Two**

13'1" x 9'8"

Wooden flooring, UPVC double glazed window and French doors to the rear leading to the balcony, with far-reaching countryside views to the rear elevation. Ceiling light point, radiator.





### **Bedroom Three**

10'0" x 5'4"

Fitted carpet, UPVC double glazed window, ceiling light point, radiator.

### **Bathroom**

6'11" x 6'10"

Vinyl laminate effect flooring, UPVC double glazed window, downlights, chrome towel radiator, tiled walls. W/C, bidet, wash basin with vanity unit, bath with overhead shower.

### **Outside**

To the front of the property is a forecourt and small paved frontage, whilst the rear garden features patio and lawned areas with mature border shrubs and a storage shed, benefiting from superb views over fields and countryside to the rear elevation!

### **Council Tax Band**

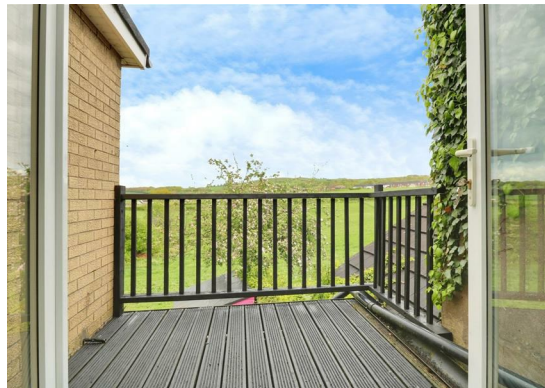
The council tax band for this property is A.

### **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**

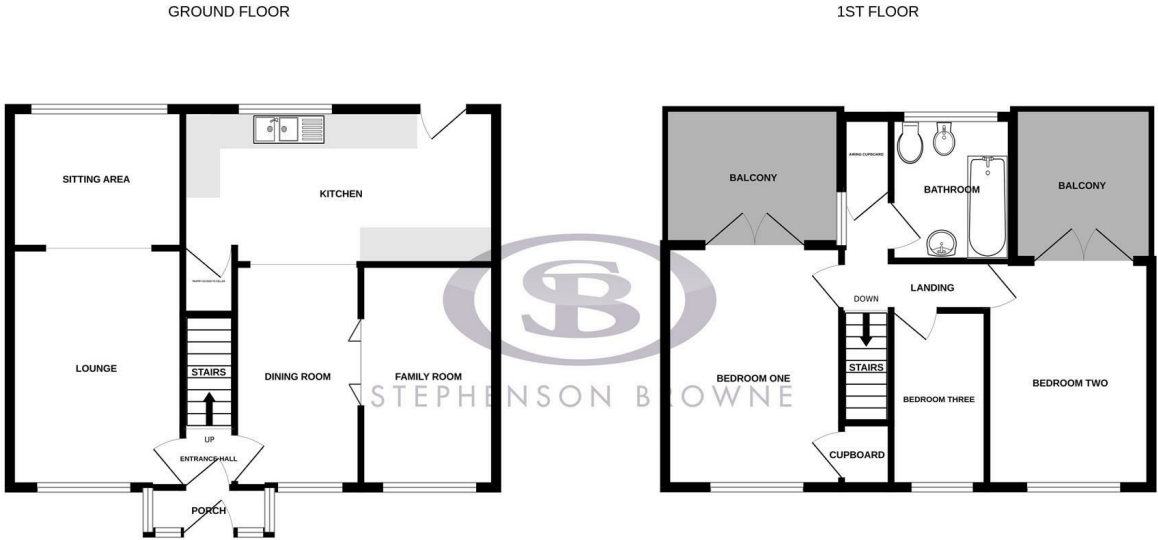
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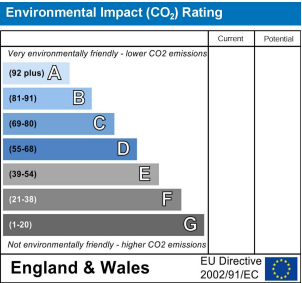
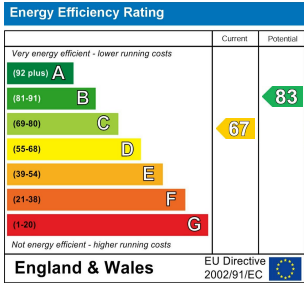


Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Area Map



Viewing

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

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13 Crewe Road, Alsager, Stoke On Trent, ST7 2EW  
T: 01270 883130 E: alsager@stephensonbrowne.co.uk W: www.stephensonbrowne.co.uk