



14 Linley Road

ST7 2QD

£140,000



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STEPHENSON BROWNE

A two double bedroom semi-detached home in Alsager, offered for sale with no onward chain!

A fantastic opportunity to purchase a spacious semi-detached home in Alsager with two double bedrooms, which would make an ideal first time buy or buy to let investment! Internally comprising; lounge, dining room, kitchen, downstairs bathroom, two double bedrooms.

To the front of the property is a small paved garden and pathway leading to the side of the property, with gated access into the rear garden. The rear garden features lawned and patio areas and is fully enclosed, providing a safe space to enjoy the best of the summer weather!

Situated on Linley Road, the property is perfectly placed for the wealth of amenities within Alsager, as well as Alsager Train Station which is only a short distance away. Commuting routes such as the M6, A500 and A34 are only a short distance away, whilst several schools are also nearby, including Excalibur Primary School.

A superb home which is ideal for first time buyers looking to make that all-important step onto the property ladder. Please contact Stephenson Browne to arrange your viewing.

Lounge

11'11" x 11'2" (3.647 x 3.429)

Fitted carpet, UPVC double glazed window and front door, ceiling light point, radiator, gas fire.

Dining Room

12'3" x 11'11" (3.749 x 3.640)

Laminate flooring, UPVC double glazed window, two ceiling light points, radiator, under stairs storage cupboard.

Kitchen

8'9" x 5'9" (2.668 x 1.775)

Minimum measurements - Tiled flooring, UPVC double glazed window, downlights and ceiling strip light, part tiled walls, stainless steel sink with drainer, wall and base units, integrated oven and gas hobs, space for washing machine and under-counter fridge (both included).





Rear Hall

Tiled flooring, timber rear door, ceiling light point, gas central heating boiler.

Bathroom

6'1" x 5'6" (1.858 x 1.696)

Tiled flooring, UPVC double glazed window, ceiling light point, radiator, tiled walls, extractor fan, W/C, pedestal wash basin, bath with overhead shower.

Landing

Fitted carpet, ceiling light point, loft access.

Bedroom One

12'4" x 12'0" (3.770 x 3.661)

Fitted carpet, UPVC double glazed window, views over garden onto greenery at the rear, two radiators, ceiling light point, airing cupboard, storage cupboard.

Bedroom Two

11'11" x 11'3" (3.657 x 3.431)

Fitted carpet, UPVC double glazed window, ceiling light point, two radiators, built-in wardrobe/storage.

Outside

To the front of the property is a gravel/paved forecourt with gated side access to the rear garden, whilst the rear garden itself featuring patio and lawned areas with mature border shrubs. Backing onto greenery, the garden has a very pleasant outlook and offers an excellent degree of privacy.

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

The copyright of all details, photographs and floorplans remain the possession of Stephenson Browne.

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

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

A map of the Linley Park area. A red pin marks a location on Linley Grove. Roads shown include Holly Ln, Poplar Dr, Ivy Ln, Birch Ave, Clowes Ave, Elsby Rd, Baratt Rd, and Linley Rd. A railway line runs horizontally across the top. A5011 runs vertically on the right. Green areas are labeled 'Linley Park' and 'Linley Millennium woodland'. The Google logo is in the bottom left, and 'Map data ©2025' is in the bottom right.

Energy Efficiency Rating

Rating	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2021/9/IEC		

Environmental Impact (CO₂) Rating

Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(11-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/9/IEC		