



10 Cranberry Lane

ST7 2LF

Offers Over £250,000



3



1



1



C



STEPHENSON BROWNE

An EXTENDED three bedroom semi-detached home which has been carefully modernised and improved to be a sensational family home!

Open plan living meets style and character with this gorgeous home which makes excellent use of size and natural light to create a gorgeous and cosy family home! An entrance hallway leads into the main living area, which combines a lounge area, dining area, and a stylish kitchen with a host of integrated appliances and a breakfast bar! There are also UPVC double glazed French doors which open into the rear garden, ideal for those looking to entertain! The ground floor is completed by a very useful utility room and downstairs W/C. Upstairs there is a landing area with three spacious bedrooms and a modern family bathroom, benefiting from a bath and separate shower.

To the front of the property is a brick-paved full-width driveway, whilst the fully enclosed rear garden features patio and lawned areas and would be perfect for families with children and/or pets - this garden creates an ideal place to enjoy the best of the summer weather!

Situated on Cranberry Lane, the property is ideally placed for a number of different schools, including Cranberry Academy and Alsager School, with transport links such as the M6 and A500 also both within easy reach. For those with dogs (or who simply like getting out and about), a number of walks are nearby including Cranberry Moss, alongside leisure facilities such as Alsager Sports Hub and Alsager Leisure Centre.

A beautifully presented and spacious family home which must be viewed to be fully appreciated! Please contact Stephenson Browne to arrange your viewing.



Entrance Hall

Fitted carpet, Composite front door, UPVC double glazed window, downlights, radiator.

Downstairs W/C

Tiled flooring, part tiled walls, UPVC double glazed window, ceiling light point, W/C, wash basin with vanity unit.

Lounge

12'4" x 10'8"

Fitted carpet, three UPVC double glazed windows, downlights, radiator, opening into;

Dining Room

12'4" x 11'11"

Fitted carpet, downlights, tall radiator, opening into;

Kitchen

15'7" x 8'7"

Tiled flooring, UPVC double glazed window and French doors leading to the rear garden, two skylight windows, tall radiator, breakfast bar, stainless steel sink with drainer, tiled splashback, integrated oven, hobs and cooker hood, fridge/freezer, wall and base units providing ample storage space.

Utility Room

6'2" x 5'4"

Tiled flooring, UPVC double glazed window, tiled splashback, gas central heating boiler, space and plumbing for appliances, work surface above, radiator, space for coats etc.

Landing

Fitted carpet, UPVC double glazed window, ceiling light point, loft access.

Bedroom One

12'4" x 10'8"

Fitted carpet, UPVC double glazed window, downlights, radiator.

Bedroom Two

12'3" x 8'8"

Fitted carpet, two UPVC double glazed windows, downlights, radiator.

Bedroom Three

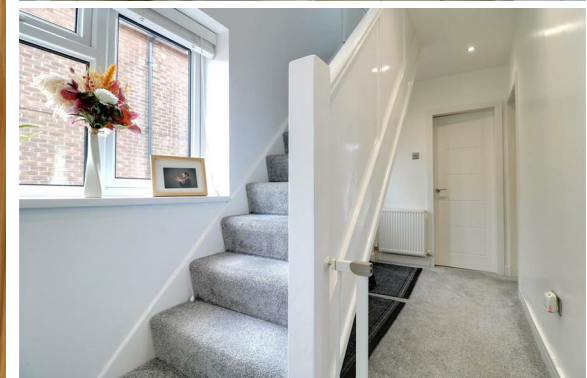
9'4" x 9'3"

Maximum measurements - Fitted carpet, two UPVC double glazed windows, downlights, radiator.

Bathroom

9'1" x 5'5"

Tiled flooring, part tiled walls, UPVC double glazed window, ceiling light point, chrome towel radiator, W/C, wash basin with vanity unit, bath, walk-in shower.



Outside

To the front of the property is a full-width brick paved driveway, creating off-road parking for several vehicles. The rear garden features lawned and decked areas, with gravel borders and mature shrubs - fully enclosed and ideal for families with children and/or pets.

Council Tax Band

The council tax band for this property is C.

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.

Alsager AML Disclosure

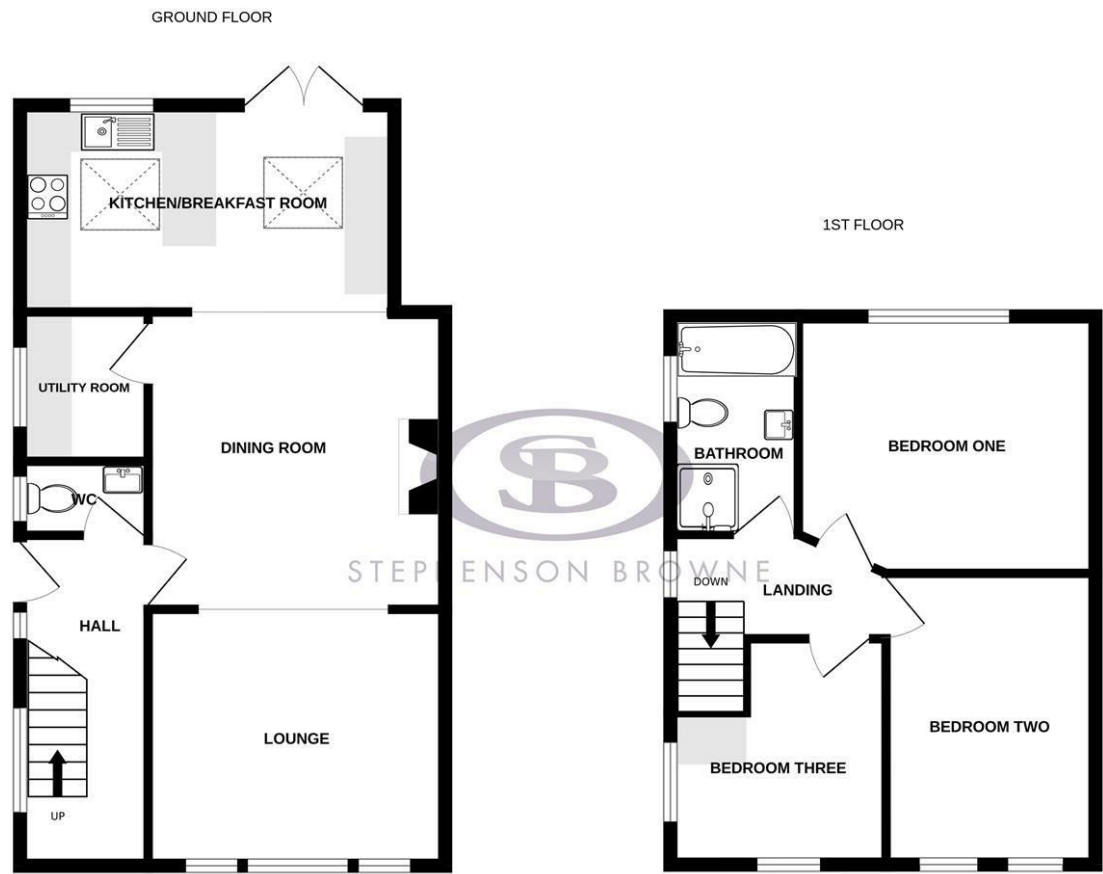
Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction. This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

Alsager AML Disclosure

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction. This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

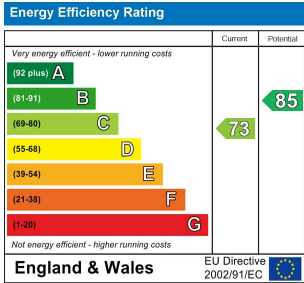


Floor Plan



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.
Made with Metropix ©2025

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.

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give note 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 be the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty in relation to this property; (4) fixtures and fittings are subject to a formal list supplied by the vendors solicitor. Referring to: Move with Us Ltd Average fee: £123.64

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