



15 Broomfields Close, Tean, Staffordshire, ST10 4FB

Asking price £190,000

"The greatest freedom is being true to yourself." (Jim Morrison)

This property offers you the perfect opportunity to express your individuality and create a home that reflects your unique style. With its blank canvas, you can shape the space to fit your lifestyle and preferences! As a detached residence, it features off-road parking and a generously sized garden at the rear. Come and explore what awaits inside!

Denise White's Comments



A three-bedroom detached property, featuring off-road parking for two cars and a spacious enclosed rear garden, nestled in a small cul-de-sac. This home presents a fantastic opportunity for first-time buyers, those looking to downsize, or anyone seeking a detached residence at an exceptional value—ideal for buyers moving up or down the market.

The accommodation briefly includes an entrance hall that leads into a generously sized reception room, complete with French doors opening to the rear garden. There is potential to extend at the rear, allowing for the addition of a delightful single-story reception room or orangery, subject to obtaining the necessary planning consents. The kitchen is newly fitted with modern units, work surfaces, and appliances, creating a stylish and functional space. Completing the ground floor is a convenient cloakroom with a W.C. and wash hand basin.

Upstairs, the property has three bedrooms—two doubles and one single—served by a family bathroom.

This residence offers an excellent opportunity for those seeking a detached home with the potential to personalise and create a unique ambiance.

Best of all, there is no chain involved with this sale!

Location

Ideally situated in the heart of a popular village, this home is within walking distance to a variety of amenities, including a first school, community spaces, open areas, a new Co-op mini supermarket, independent shops, a doctor's office, a church, a fish and chip shop, and a Chinese takeaway. The towns of Cheadle and Uttoxeter are easily accessible, and the nearby A50 dual carriageway provides convenient links to the M1 and M6 motorways, as well as the cities of Stoke-on-Trent and Derby.

Entrance Hall

Access gained into the kitchen, lounge, cloakroom and stairs off to the first floor accommodation. Wooden style floor covering, ceiling light. radiator.

Kitchen

11 x 6'8 (3.35m x 2.03m)



A range of new wall and base units with work surfaces over, breakfast bar area, space for a fridge freezer, gas hob with extractor fan over, electric cooker under, sink unit with drainer and central tap, plumbing for washing machine, part tiled walls, window to the front aspect, ceiling light, radiator.

Lounge

12'10 x 14'4 (3.91m x 4.37m)



A good size room with French doors leading out to the rear garden with windows to either side making it a very light room, two ceiling lights, fitted carpet, storage cupboard and radiator.

Downstairs Cloakroom



W.C. wash hand basin, wooden style floor covering, window to the front aspect, ceiling light, radiator.

First Floor Accommodation

Landing space with a window to the side aspect, ceiling light, access to the bedrooms and bathroom.

Bedroom One

7'7 x 14'3 (2.31m x 4.34m)



A double room with fitted wardrobes, fitted carpet, radiators, ceiling light, two windows to the front aspect.

Bedroom Two

11'10 x 7'01 (3.61m x 2.16m)



A double room with a fitted carpet, ceiling light, radiator, window to the rear aspect.

Bedroom Three



A single room with a window to the rear aspect, radiator, ceiling light, fitted carpet.

Bathroom

8'5 x 6'10 (2.57m x 2.08m)



A three piece bathroom suite which comprises; W.C. bath with shower attachment, pedestal wash hand basin, part tiled walls, window to the rear aspect, wooden style flooring, radiator.

Outside



To the rear, a paved patio provides a nice seating space with the French doors giving direct access outside from the lounge. The garden is mainly low maintenance with a gravelled garden which is nicely enclosed with gated access to the side leading to the front of the house. There is a further paved seating area at the top of the garden, ideal to sit out in the summer months or could be used as a hardstanding for a storage shed.

To the front is a blue slate shale fore garden which extends to one side of the property. A double width drive provides off road parking for two cars which could be extended into the shrubbery area if more parking space was needed.

Agents Notes

Freehold
Property construction: Standard
Parking: 2 allocated spaces
Electricity supply: Mains
Water supply: Mains
Broadband Speed - Ultrafast 900Mb
Sewerage: Mains
Heating: Gas - Combination Boiler
Council Tax - Staffordshire Moorlands - Band C

Please Note.....

Please note that all areas, measurements and distances given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

Denise White Estate Agents has not tested any services, appliances or specific fittings – prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.

About Your Agent



Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and all the team can help and advise with any information on the local property market and the local area.

Denise White Estate Agents deal with all aspects of property including residential sales and lettings.

Please do get in touch with us if you need any help or advice.

WE WON !!!



Do You Have A House Sell or Rent ?

We can arrange an appointment that is convenient with yourself, we'll view your property and give you an informed FREE market appraisal and arrange the next steps for you.

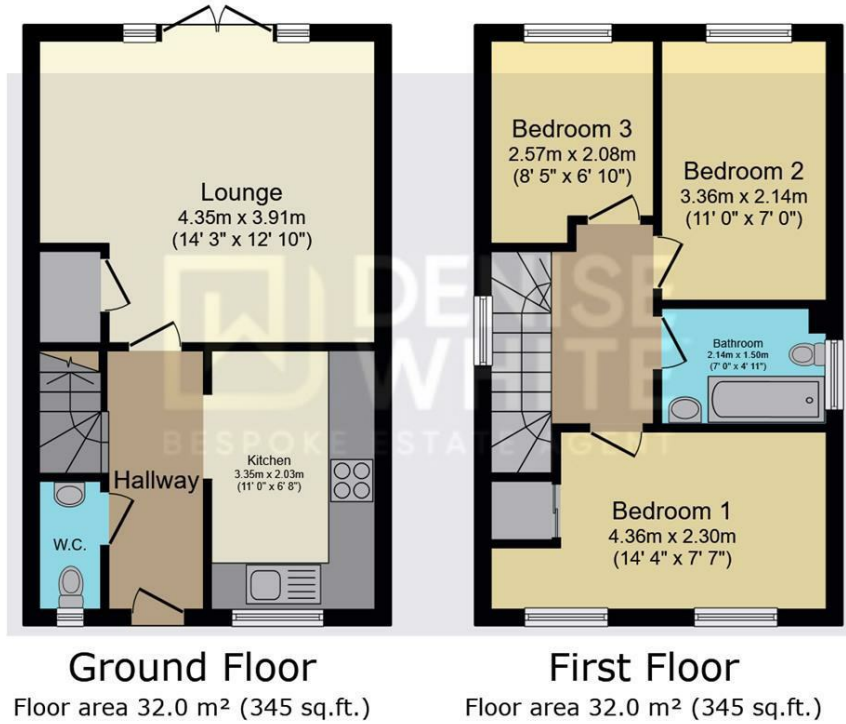
Do You Need Help With A Mortgage ?

Speak to us, we'd be more than happy to point you in the direction of a reputable adviser who works closely with ourselves.

You Will Need A Solicitor !

A good conveyancing solicitor can make or break your moving experience – we're happy to recommend or get a quote for you, so that when the times comes, you're ready to go.

Floor Plan

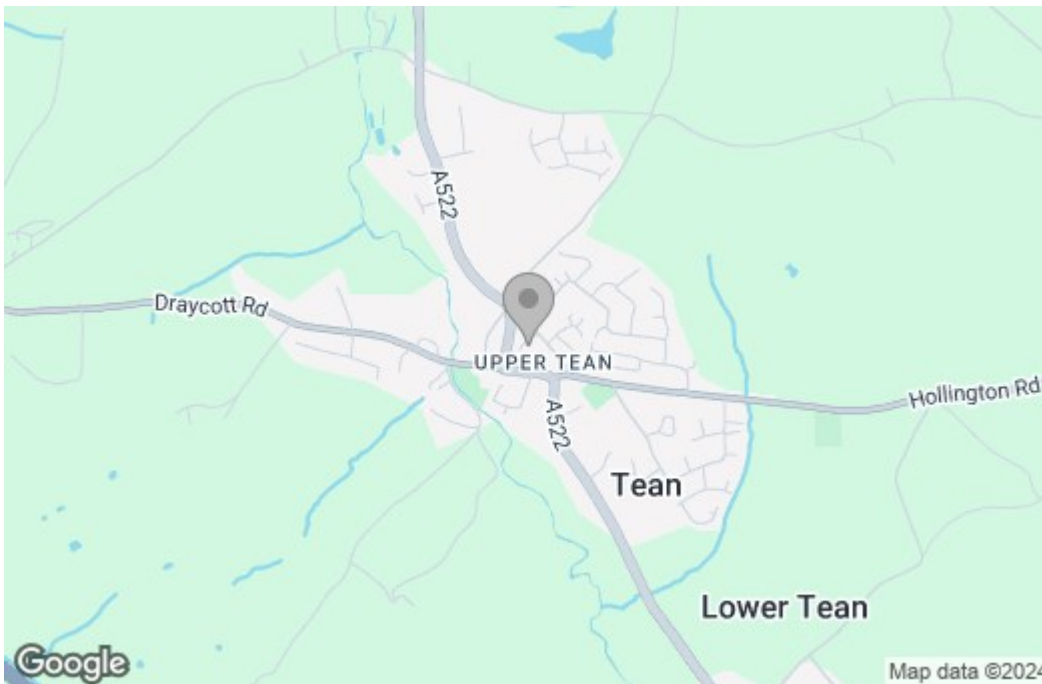


TOTAL: 64.0 m² (689 sq.ft.)

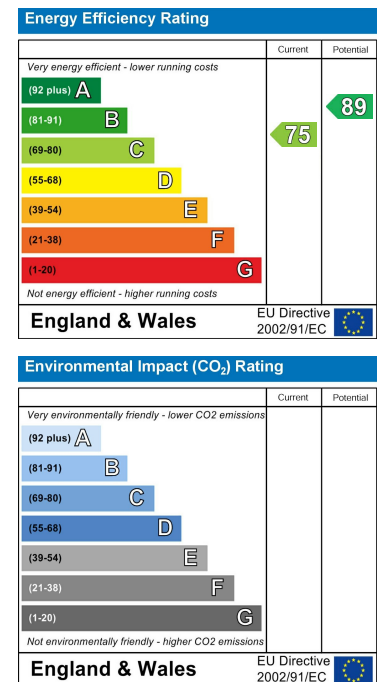
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability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



Area Map



Energy Efficiency Graph



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