



1 Alsop Street, Leek, Staffordshire, ST13 5NZ

Offers in the region of £155,000

"Uncover a spacious, stylish townhouse just steps from historic Leek—an opportunity you can't miss!"

Discover this modernised townhouse, featuring three floors of spacious living just steps from the historic market town of Leek. Highlights include a lounge, modern kitchen, three great size bedrooms with an ensuite, and a versatile basement divided into two rooms for additional accommodation or hobbies. A perfect blend of a spacious, modern and historic residence !

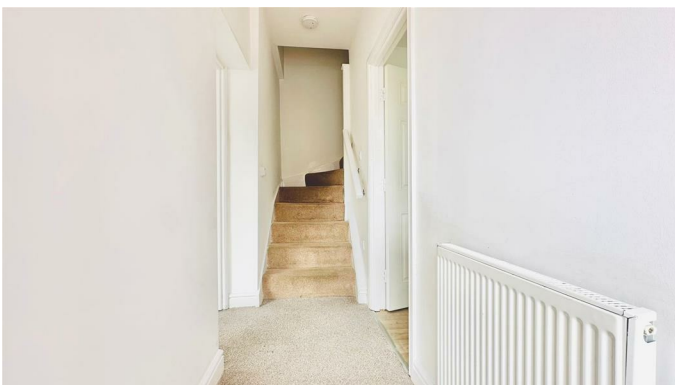
Denise White's Comments

This is a fantastic opportunity to purchase a spacious three-bedroom, double-fronted townhouse located just a stone's throw from the popular historic market town of Leek in Staffordshire. The well-maintained accommodation briefly comprises an entrance hall, a good-sized lounge, and a modern fitted kitchen.

On the first floor, you will find two bedrooms along with a bathroom, while the second floor features an additional large bedroom with an ensuite shower room. A unique highlight of this property is the presence of two useful basement rooms, which can be utilised as hobby spaces—such as a games room for children, a cinema room, studio, study, or additional accommodation if needed.

The property is offered for sale with no onward chain, allowing for a quicker completion. This home would be ideally suited for first-time buyers seeking a spacious first home, individuals looking to downsize while still maintaining ample living space, or as a great investment opportunity for buy-to-let, with potential for HMO usage, subject to obtaining the necessary planning permissions.

Entrance Hall



Upon entering the property, you are welcomed by an entrance hall featuring fitted carpet, a radiator, and stairs leading to the first floor. A ceiling light provides ample illumination.

Kitchen

13'3 x 8'5 (4.04m x 2.57m)



The modern fitted kitchen boasts cream-style units complemented by a wooden effect work surface. The part-tiled walls are in a green décor with white grout. The kitchen is equipped with an extractor hood over a gas hob and an integrated electric cooker. There is plumbing for a washing machine and space for a fridge, stainless steel sink unit with a drainer and central tap. A uPVC double-glazed window to the front with a tiled sill allows natural light to flood the space. The wall-mounted combination boiler is conveniently housed within one of the units, and there is space for a small breakfast table, along with a radiator and inset spotlights for additional lighting.

Inner Hallway

Access to the inner hallway is gained through the kitchen, featuring a uPVC double-glazed door leading to the side aspect, ceiling light, and stairs that descend to the basement rooms.

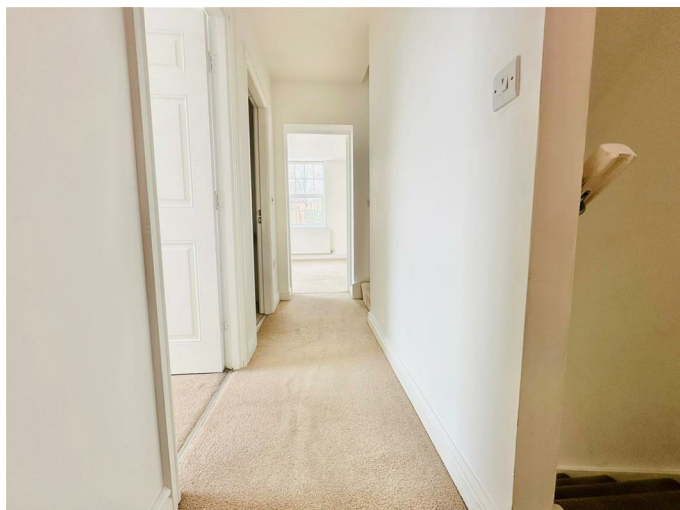
Lounge

13'5" x 11'9" (4.1 x 3.6)



The lounge is situated at the front of the property and features dual-aspect windows that provide a bright and airy atmosphere. With fitted carpet, a ceiling light, a radiator, and a cupboard housing the electric meters, this room offers both comfort and practicality.

First Floor Accommodation



Ascending the stairs to the first floor, you arrive at a landing with a ceiling light and access to the main bedroom.

Bedroom

13'12"3 x 11'11" (3.99m x 3.63m)



This spacious bedroom is located at the front of the property and features fitted carpet, a radiator, dual-aspect windows to the front and side, and a ceiling light.

Bathroom

The bathroom is fitted with a pedestal wash hand basin, a bath, a WC, and an electric shower over the bath. Part-tiled walls, an extractor fan, a ceiling light, and tile flooring complete this functional space.

Bedroom

10'9" x 7'2" (3.3 x 2.2)



Bedroom features fitted carpet, a radiator, and a uPVC double-glazed window, providing a cosy retreat.

Second Floor Accommodation



Stairs lead from the first floor to the second floor, providing direct access to the attic bedroom.

Main Bedroom

12 x 11'10 (3.66m x 3.61m)



This room features fitted carpet, a skylight, a radiator, and a ceiling light. An alcove offers the potential for additional storage space.

En-Suite

7'6" x 5'6" (2.3 x 1.7)



This room features fitted carpet, a skylight, a radiator, and a ceiling light. An alcove offers the potential for additional storage space.

Basement Rooms



Accessed via captain-style stairs from the ground floor side porch, the basement consists of two versatile rooms, each offering a range of potential uses. These basement rooms can be utilised as hobby spaces, such as a games room, playroom, or cinema room. They can also serve as a study or valuable storage area, making them a practical addition for extra accommodation if required.

Room One

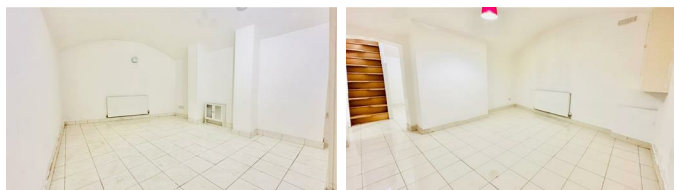
15'1 x 11 (4.60m x 3.35m)



The first room features tiled flooring, a radiator, an extractor fan, and a ceiling light, creating a functional and comfortable space.

Room Two

13'4 x 12 (4.06m x 3.66m)



An archway leads into the second room, which incorporates the same tiled flooring, a ceiling light, an extractor fan, and a radiator, maintaining a cohesive look throughout.

Agents Notes

Freehold

All mains connected

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



"In a world where you can be anything, be kind"

Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and 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 !!!



Local Estate Agent Wins Prestigious British Gold Award for Customer Service

Denise White Bespoke Estate Agents has been honored with the esteemed Gold Award 2024 from the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

As part of the assessment, the British Property Awards mystery shopped 90% of estate agents nationwide, evaluating their telephone etiquette,

responsiveness to emails, promptness in returning missed calls, and, crucially, their expertise in the local marketing area.

The Gold Award is a testament to the estate agents who consistently go above and beyond, delivering exceptional levels of customer service, focusing on their commitment and excellence within the local community.

Do You Have A House To 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 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.

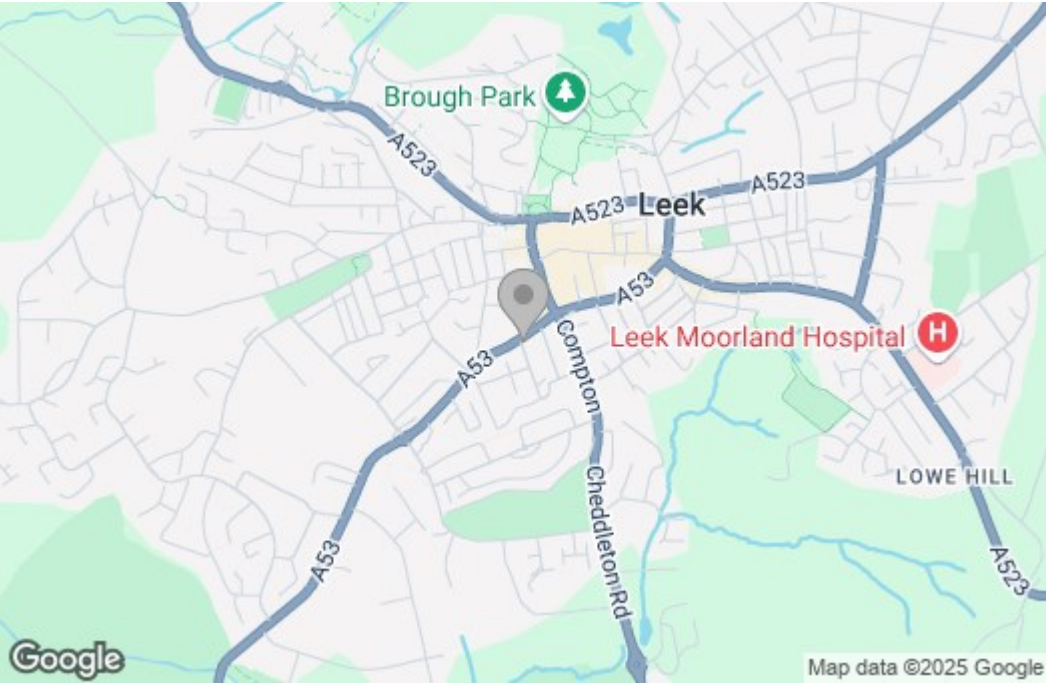
You Will Need A Solicitor !

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.

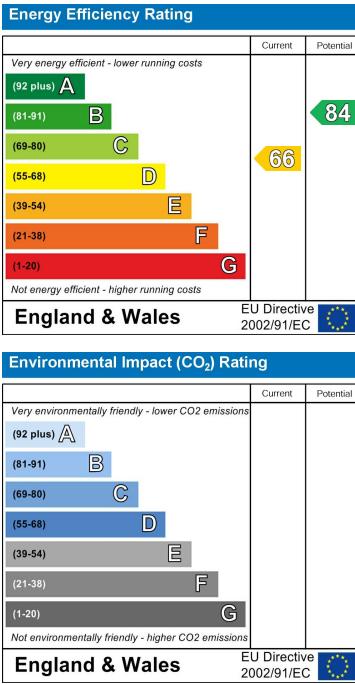
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.