



## **4 Moss Close, Staffordshire, ST10 2QA**

**Offers in excess of £550,000**

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"Elegance is not about being noticed, it's about being remembered" ~ Giorgio Armani

Set in a quiet cul-de-sac in the heart of Dilhorne, this superb detached bungalow enjoys an idyllic position backing onto open fields with stunning Moorland views. Built to an exceptional standard, it features underfloor heating, oak and glass staircase, quartz-topped kitchen, and luxury bathrooms. The spacious open-plan living kitchen with bi-fold doors opens to landscaped gardens, while the home offers four double bedrooms, including a luxurious principal suite and three stylish en-suites. With ample parking, a versatile timber outbuilding, and beautiful private gardens, the property perfectly combines modern comfort and countryside living, close to village amenities, and the market towns of Cheadle and Leek.

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### Denise White Estate Agents Comments

Tucked away in the corner of a quiet cul-de-sac in the heart of Dilhorne village, this exceptional detached bungalow enjoys a truly idyllic setting, backing onto open fields and taking in breathtaking views over the Staffordshire Moorlands countryside. Built and finished to an outstanding standard throughout, the property showcases quality craftsmanship and attention to detail, with features including underfloor heating, solid oak and glass staircase, high-quality kitchen with quartz work surfaces, luxury bathrooms, and beautiful oak internal doors.

A spacious entrance hall sets the tone for the home, leading to a spectacular open-plan living kitchen, two ground-floor double bedrooms, and a family bathroom. The living kitchen spans the rear of the property and impresses with its bespoke fittings, quartz worksurfaces and breakfast bar, and spaces for a range-style cooker and American fridge freezer. The lounge area is centred around a multi-fuel stove, with bi-fold doors which perfectly frame the garden and beautiful field views beyond. The principal bedroom features a mirror-fronted walk-in wardrobe and a luxury en-suite shower room, while bedroom four sits alongside the beautifully appointed family bathroom, complete with a freestanding roll-top bath.

To the first floor are two generous double bedrooms, each benefitting from its own contemporary en-suite shower room.

Externally, the property occupies a good-sized corner plot with a block-paved driveway providing ample off-road parking and leading to a substantial timber outbuilding offering two workshops, a store room, and covered storage areas—ideal for hobbies or home business use. The private rear garden has been thoughtfully landscaped with Indian stone pathways and patios, providing the perfect setting to relax and enjoy the panoramic countryside views.

Perfectly positioned within walking distance of the Royal Oak pub, village church, hall, and children's

play area, the property combines peaceful rural living with excellent access to nearby Cheadle and Leek, as well as convenient links to the A50, A500, M6 (J15), and Stoke-on-Trent city centre.

### Location



Dilhorne is a picturesque village located in the Staffordshire Moorlands, offering a quintessential rural lifestyle within easy reach of nearby towns and cities. The village is centred around its historic church of St. Faith, reflecting its long-standing heritage, and is complemented by community amenities including a village hall, a popular local pub (The Royal Oak), and a children's recreation area. The surrounding landscape is characterised by rolling fields and open countryside, providing excellent opportunities for walking, cycling, and enjoying the natural beauty of the Staffordshire Moorlands.

Despite its peaceful rural setting, Dilhorne is well-connected, with the nearby market towns of Cheadle and Leek offering additional shopping, dining, and leisure facilities. The village also benefits from excellent road links, including access to the A50, A500, and M6, making it convenient for commuting to larger centres such as Stoke-on-Trent. Dilhorne appeals to those seeking a friendly, community-focused village life, combined with the tranquility and scenic beauty of the Staffordshire countryside.



## Entrance Hall



Composite entrance door to the front aspect. Wood effect tiled flooring with underfloor heating. Solid oak staircase with glass paneling leading to the first floor. Under stairs storage cupboard. Ceiling light. Doors leading into:-

## Living Kitchen

35'3" x 12'8" (10.75 x 3.88)



Fitted with an extensive range of wall and base units with quartz work surfaces over incorporating an inset 'Blanco' sink unit with mixer tap. Integrated dishwasher. Space for a range style cooker with extractor over and American style Fridge Freezer. Wood effect tiled flooring with underfloor heating. uPVC door to the side aspect. uPVC window to the rear aspect. uPVC bifold doors leading to the rear garden. Multi fuel stove set on a stone flagged hearth with tiled inset and wooden mantle. Two ceiling lights and spotlights.

## Bedroom One

14'6" x 13'0" (4.43 x 3.97)



Fitted carpet with underfloor heating. Feature panelled wall. uPVC window to the front aspect. Walk in wardrobe with mirrored sliding doors. Ceiling light. Door leading into:-

## Ensuite Shower Room

5'5" x 8'7" (1.67 x 2.64)



Fitted with a suite comprising of walk-in shower with rainfall showerhead, back to wall WC and vanity wash hand basin unit. Wood effect tiled flooring with underfloor heating. Fully tiled walls. Wall mounted heated towel rail. Obscured uPVC window to the side aspect. Ceiling spotlights.

### Bedroom Four

12'7" x 11'10" (3.84 x 3.61)



Fitted carpet with underfloor heating. Feature wooden panelled wall. uPVC window to the front aspect. Ceiling light.

### Bathroom

12'7" x 6'3" (3.84 x 1.91)



Fitted with a suite comprising of freestanding clawfoot roll top bath with freestanding taps, back to wall WC, vanity wash handbasin and corner shower cubicle with rainfall showerhead. Wood effect tiled flooring with underfloor heating. Part tiled walls. Wall mounted heated towel rail. Obscured uPVC window to the side aspect. Ceiling spotlights.

### First Floor Landing

Carpet. Ceiling light. Doors leading into: –

### Bedroom Two

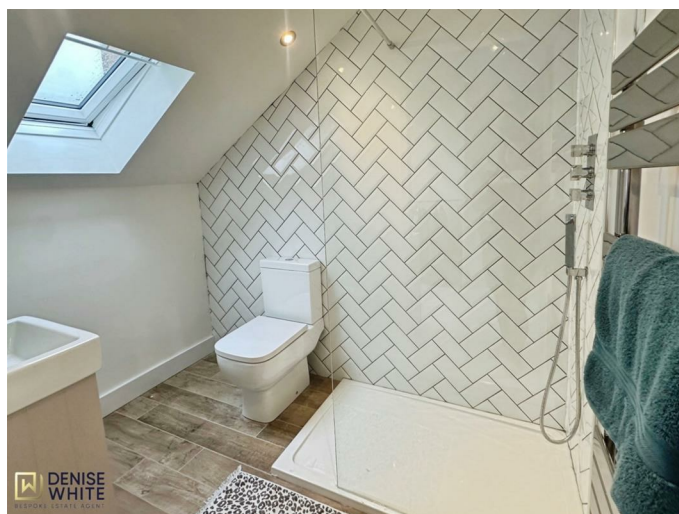
17'10" x 16'11" (5.44 x 5.18)



Carpet. Radiator. Velux windows to the front and rear aspects. Circular uPVC window to the side aspect. Ceiling light. Door leading into:–

### Ensuite Shower Room

7'6" x 5'6" (2.30 x 1.68)



Fitted with a suite comprising of walk-in shower cubicle with rainfall showerhead, low-level WC and vanity wash hand basin unit. Wood effect tiled flooring. Part tiled walls. Wall mounted heated towel rail. Velux window to the rear aspect. Ceiling spotlights.



### Bedroom Three

14'9" x 17'10" (4.50 x 5.46)



Carpet. Radiator. Velux windows to the front and rear aspects. Circular uPVC window to the side aspect. Ceiling light. Door leading into: –

### Ensuite Shower Room

5'9" x 7'6" (1.76 x 2.29)



Fitted with a suite comprising of walk-in shower cubicle, low-level WC and vanity wash hand basin unit. Wood effect tiled flooring. Part tiled walls. Wall mounted heated towel rail. Velux window to the rear aspect. Ceiling spotlights.

### Outside



The property is approached over a block paved driveway which provides off road parking for several vehicles. To the front of the property there is also a timber built workshop suitable for a variety of uses, providing two rooms measuring approx. 12' x 12' and a further room measuring approx. 6' x 12', as well as a further storage shed and large, undercover, storage area. Gated access to the side of the property leads to an enclosed rear garden.

### Garden



The gardens at this beautiful home have been thoughtfully landscaped to create a peaceful and private outdoor retreat that perfectly complements the countryside setting. To the rear, Indian stone pathways and patio seating areas flow seamlessly through well-kept lawns and established borders, offering multiple spots to relax and take in the

stunning, uninterrupted views over open fields and the Staffordshire Moorlands countryside. The garden enjoys an excellent degree of privacy, making it ideal for entertaining or quiet enjoyment alike. A timber outbuilding provides two generous workshop spaces, a store room and covered storage areas, while to the front, a block-paved driveway offers ample off-road parking and enhances the property's attractive kerb appeal.

#### **Agents Notes**

Tenure: Freehold

Services: Mains electricity, water and drainage connected. Calor gas heating.

Council Tax: Staffordshire Moorlands Band D

#### **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!



Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award for two years running; 2024 & 2025 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.

Additionally the team have been successful in receiving the GOLD EXCEPTIONAL award from the British Estate Agency Guide 2025 & 2025 and being listed as one of the Top 500 Estate Agents in the UK. The Best Estate Agency Guide assess data such as the time taken from listing as for sale to sale agreed, achieving the asking price vs the achieved price, market share of properties available, positive reviews and much more!

## Property To Sell?

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.

## You Need a Solicitor!

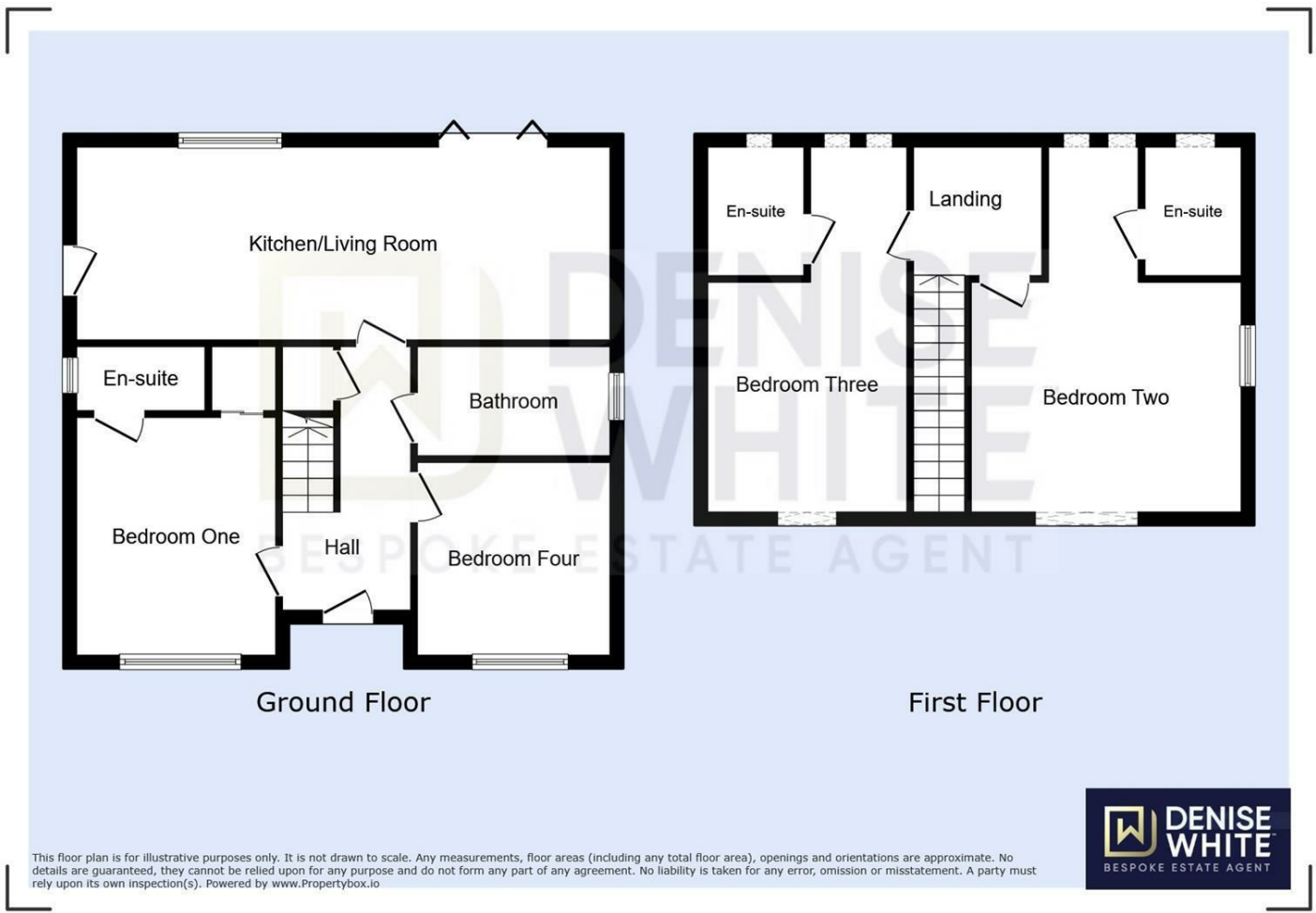
A good conveyancing solicitor can make or break your moving experience – we're happy to recommend or get a quote for you, so that when the times comes, you're ready to go.

## 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.



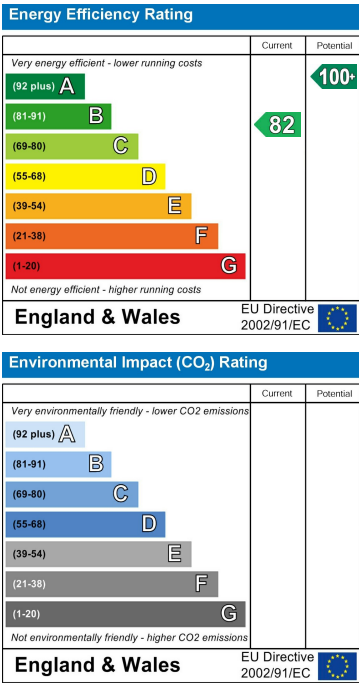
Floor Plan



Area Map



Energy Efficiency Graph



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