



Mossfield Drive, Biddulph, ST8

Price £325,000

Here at Carters we are delighted to welcome to the market this beautifully presented, four bedroom executive family home.

This impressive home is an ideal purchase for growing families, it is politely nestled away within a quiet cul-de-sac, which is positioned within the enviable St Davids Way estate in Knypersley. There are excellent local amenities to enjoy, all of which are just a short distance away, such as: local supermarkets, the library, eateries, and Biddulph Valley leisure centre. There are also outstanding schools just around the corner, including; Knypersley First School, James Bateman Middle School and Biddulph High School. Entering the property into the home you will be welcomed via a bright and spacious entrance hall, it provides access into the garage as well as stairs to the first floor leading off. The living space is towards the rear and comprises of a lounge and dining room, here you can relax into the evening whilst the kids play in the last of the summer sun. The kitchen is a good size and is positioned to the front elevation, it boasts a modern fitted kitchen with a utility area, as well built in appliances including a Neff microwave, dishwasher and a Rangemaster stainless steel sink. Head up the stairs to the first floor where there are more spacious rooms to be enjoyed, with four double bedrooms, two of which benefit from fitted wardrobes. There are two bathrooms, both of which are modern suites, with the family bathroom enjoying a panel bath, whilst the ensuite enjoys a shower enclosure and a vanity unit hand wash basin. Enjoying a generous plot, the exterior provides ample of space for entertaining friends and family as well as off-road parking for several vehicles. The gardens are pretty and low maintenance, they are mainly laid to lawn with beautiful woodland views to the rear elevation.

Viewings are highly recommended to avoid missing out on this stunning home. Call the office today to arrange your viewing on 01782 470391.

Entrance Hall

Composite entrance door with double glazed sidelights to the front elevation.
Coving. Radiator. Under stairs storage cupboard.
Stairs to the first floor leading off. Access into the garage.

WC

A white suite which comprises of a recessed WC and a wall mounted hand wash basin. Radiator. Laminate flooring.

Living Room

14'05 x 11'03 (4.39m x 3.43m)
UPVC double glazed window to the rear elevation.
Feature electric fireplace with burning coal effects, a wooden mantle and a marble surround and hearth.
Coving. Radiator. Laminate flooring.

Dining Room

11'04 x 8'09 (3.45m x 2.67m)
UPVC double glazed patio doors that lead out into the rear garden.
Coving. Radiator. Laminate flooring.

Kitchen

17'11 x 8'10 (5.46m x 2.69m)
Dual aspect UPVC double glazed windows, one to the side elevation and the other to the front. A double glazed composite entrance door to the side elevation.
A modern range of wall, drawer and base units which incorporates granite effect work surfaces with a stainless steel one and a half bowl sink with a swan neck mixer tap and drainer. A freestanding cooker with a seven ring gas hob, a double oven and grill with an oversized stainless steel extractor hood. Integrated dishwasher and microwave. Space and plumbing for a washing machine and fridge/freezer. Radiator. Tiled splashbacks. Tiled flooring.

Integral Garage

17'08 x 8'04 (5.38m x 2.54m)
Up and over door to the front elevation.
Power and lighting.

First Floor Landing

Loft access. Storage cupboards. Radiator.

Bedroom One

11'11 x 11'09 (maximum) (3.63m x 3.58m (maximum))
UPVC double glazed window to the front elevation.
Fitted wardrobes. Radiator. Access to the Ensuite off.

Ensuite

UPVC double glazed window to the front elevation.
A modern three piece suite which comprises of a shower enclosure with a wall mounted shower head, an oversized vanity unit hand wash basin and

a recessed WC. Shaver point. Recessed ceiling downlighters. Chrome heated ladder towel rail. Laminate flooring.

Bedroom Two

12'06 x 8'03 (3.81m x 2.51m)
UPVC double glazed window to the front elevation.
Fitted wardrobes. Radiator.

Bedroom Three

11'08 x 8'05 (3.56m x 2.57m)
UPVC double glazed window to the rear elevation.
Radiator.

Bedroom Four

12'05 x 8'03 (3.78m x 2.51m)
UPVC double glazed window to the rear elevation.
Radiator.

Family Bathroom

UPVC double glazed window to the rear elevation.
A white three piece suite which comprises of a panel bath with a handheld shower head, a pedestal hand wash basin and a recessed WC. Partially tiled walls. Radiator. Extractor fan.

Exterior

To the front there is a good sized garden which is mainly laid to lawn with pretty shrubbery and hedges to the border. There is a tarmac driveway which provides off-road parking for several vehicles. The rear garden is a generous and private space which again is low maintenance, it is laid to lawn with a paved patio area.

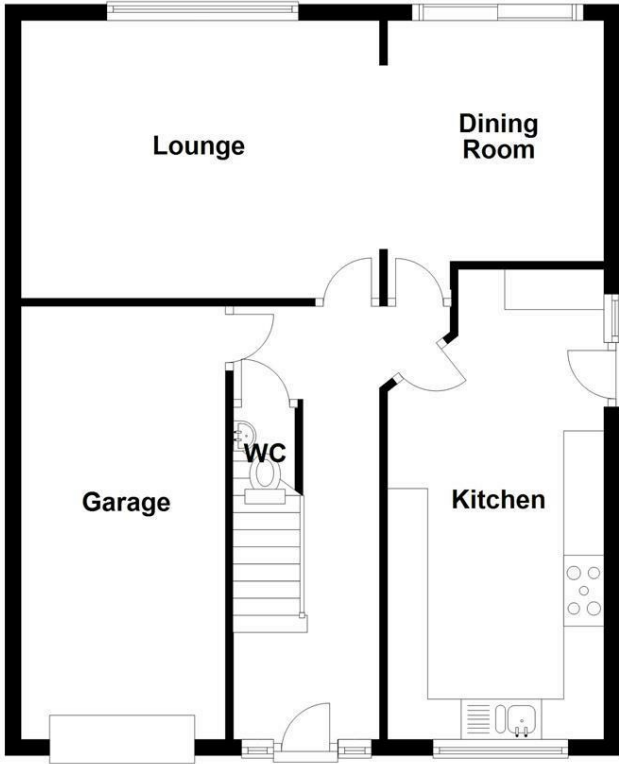
Additional Information

We are led to believe that the property is Freehold and Council Tax band D.

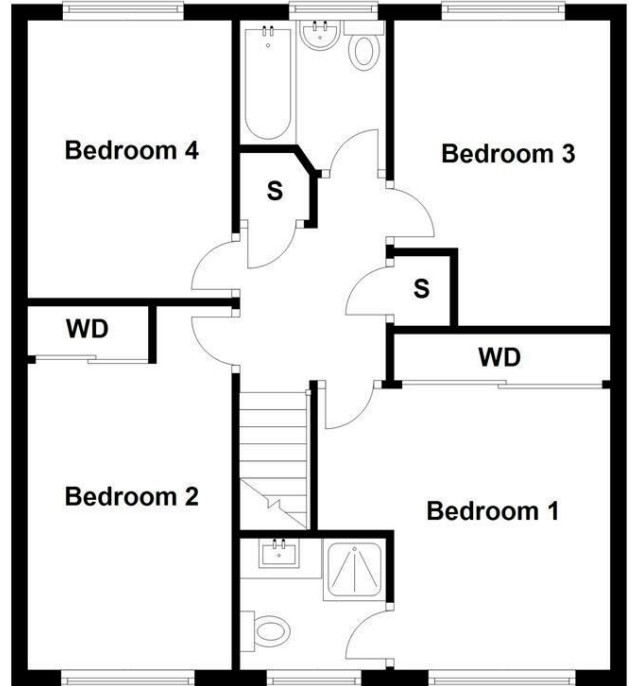


Floor Plan

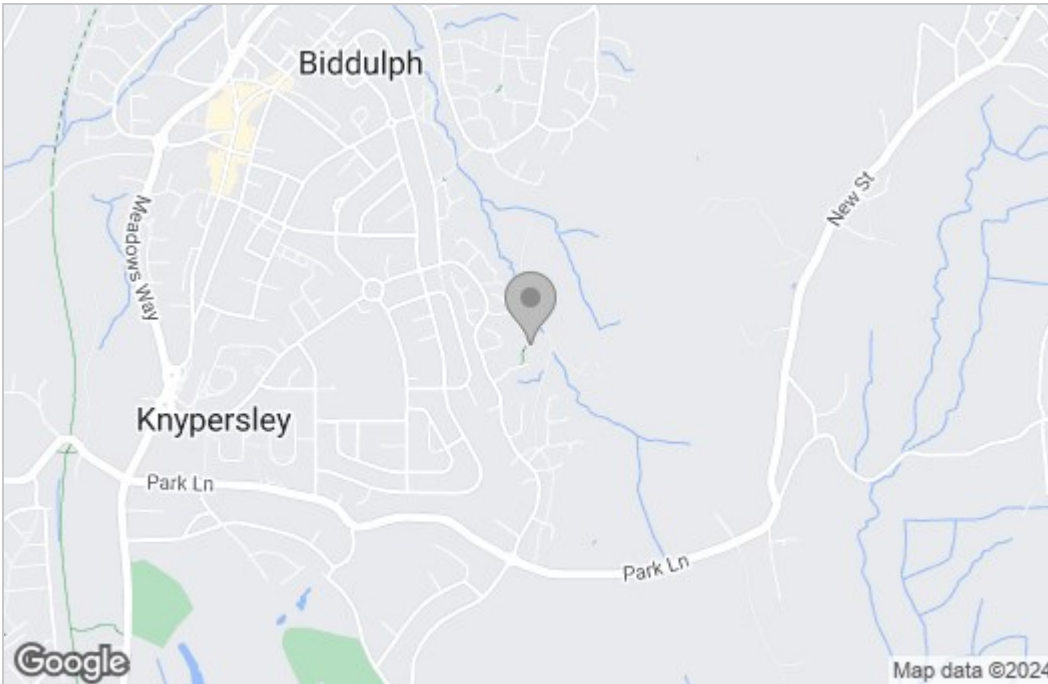
Ground Floor



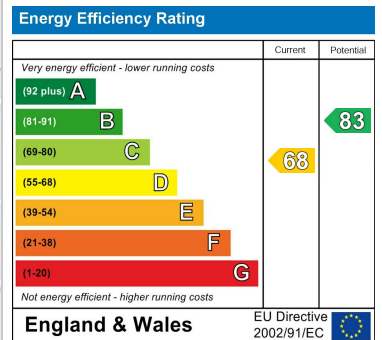
First Floor



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

101 High Street Biddulph Stoke on Trent Staffs ST8 6AB
01782 470391
www.carters-estateagents.co.uk