



## 7 Trentley Drive

Biddulph Moor, ST8 7LH

**Price £270,000**



Here at Carters we are proud to welcome to the market this stunning detached family home, situated in a Cul-de-Sac location in Biddulph Moor offering a perfect blend of comfort and semi rural living, whilst being a short drive away from the town centre.

On entering, you are welcomed into the entrance hall with stairs to the first floor and leads through to a spacious lounge featuring a delightful multi-fuel burner, creating a warm and inviting atmosphere for relaxation and entertaining. The heart of the home is undoubtedly the generous kitchen/diner, which provides ample space for family meals and gatherings, making it a wonderful spot for creating lasting memories. Heading up the stairs you will find three well-proportioned bedrooms, each offering a peaceful retreat for rest and relaxation. The modern bathroom is tastefully designed, ensuring convenience and comfort for the whole family. Outside, the home benefits from parking for two vehicles, with a pretty and low maintenance rear garden. The surrounding area of Staffordshire Moorlands is known for its picturesque landscapes and friendly community, along with good schools and amenities, making it an ideal location for families alike. This wonderful property, is a place where you can truly feel at home. With its charming features and excellent location, it presents a fantastic opportunity for those seeking a delightful family abode.

Do not miss the chance to make this wonderful house your new home. Please call Carters on 01782 470391 to book in a viewing.

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## Entrance Hall

Double glazed solid oak entrance door to the front elevation.

Radiator. Stairs to the first floor. Tiled flooring.

## Lounge

13'9 x 12'3 (4.19m x 3.73m)

UPVC double glazed window to the front elevation.

Featured multi fuel burner with a slate hearth and timber mantle. Coving to the ceiling. Radiator. Television point. Laminate flooring.

## Kitchen/Diner

17'1 x 9'1 (5.21m x 2.77m)

UPVC double glazed window and UPVC double glazed french patio doors to the rear elevation.

A good selection of modern fitted wall, drawer and base units. Work surfaces incorporating a ceramic one and a half bowl sink, with a single drainer and mixer tap. Freestanding electric oven, five ring hob and extractor hood. Space and plumbing for a washing machine. Space for a fridge/freezer. Partially tiled walls. Under stairs storage cupboard. Wooden flooring.

## First Floor Landing

UPVC double glazed window to the side elevation.

## Bedroom One

11'2 max x 12'3 max (3.40m max x 3.73m max )

UPVC double glazed window to the front elevation.

Radiator. Laminate flooring.

## Bedroom Two

11'2 max x 10'9 (3.40m max x 3.28m)

UPVC double glazed window to the rear elevation.

Loft access. Radiator.

## Bedroom Three

7'11 x 6'5 (2.41m x 1.96m)

UPVC double glazed window to the rear elevation.

Radiator.

## Bathroom

UPVC double glazed window to the front elevation.

Modern fitted suite comprising of a P shaped panelled bath, with a wall mounted shower and rainfall shower head. Pedestal wash hand basin. Low level W/C. Recessed ceiling down lighters. Partially tiled walls. Chrome heated ladder towel rail. Storage cupboard. Vinyl flooring.

## Exterior

To the front of the property there is a block paved driveway providing off road parking, hedged with a pretty sleeper border with seasonal plants and shrubs. Gate to the side for access. The rear is spacious and landscaped incorporating an Indian stone and decked seating areas, a lawned garden and pretty borders housing seasonal plants and shrubs. There is also a garden shed.

## Additional Information

Freehold and council tax band C.

PROPERTY SIZE: APPROX 742 square feet / 69 square metres.

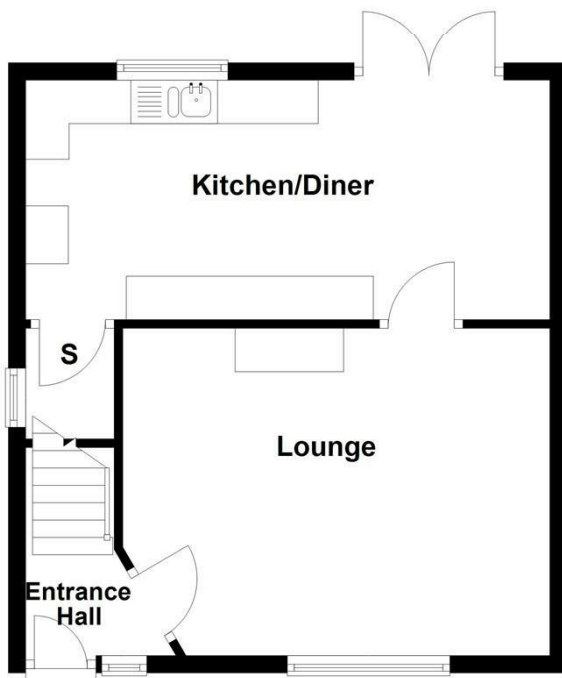
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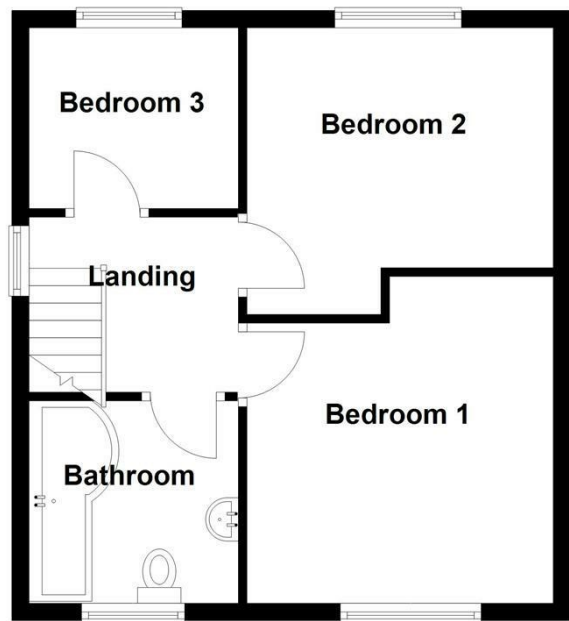
Tel: 01782 470391



**Ground Floor**



**First Floor**



**7 Trentley Drive, Biddulph Moor**



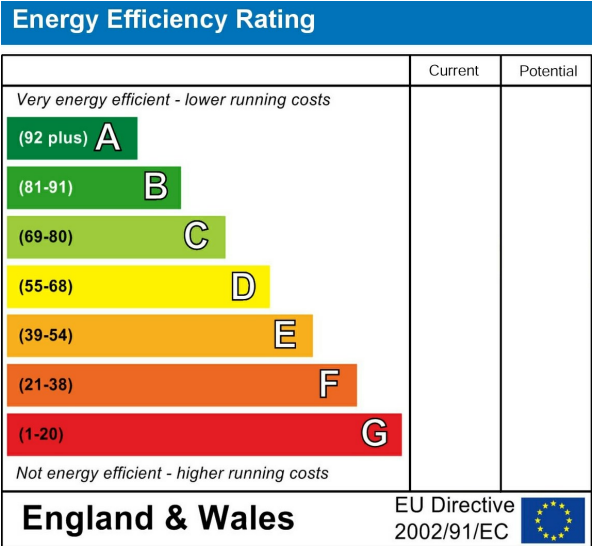
Road Map



Hybrid Map



Energy Efficiency Graph



Viewing

Please contact our Carters Estate Agents Office on 01782 470391 if you wish to arrange a viewing appointment for this property or require further information.

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.