



RE/MAX

PROPERTY HUB



Manor Lane, Stoke-On-Trent, ST10 4SP

Offers over £800,000

This stunning house is a true gem waiting to be discovered. As you step inside, you'll be greeted by not one, not two, but three spacious reception rooms, perfect for entertaining guests or simply relaxing with your loved ones.

What sets this property apart is the fact that it has been extensively renovated by the current owners. This means that you can move in with peace of mind, knowing that the hard work has already been done for you.

With five bedrooms, there's plenty of space for the whole family to spread out and make themselves at home. The two bathrooms ensure that there will be no more morning rush-hour queues, making getting ready a breeze.

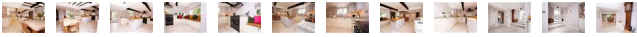
Don't miss out on this fantastic opportunity to own a beautiful house in a desirable location. Manor Lane is calling - will you answer?

Entrance Hall 12'8" x 16'2" (3.88 x 4.94)



The reception hall of this huge and charming home boasting many original features including exposed beams, as well as two storage cupboards.

Open Plan Kitchen Diner 24'10" max x 22'7" (7.59 max x 6.90)



At the heart of this home is the modern country style kitchen/breakfast room with an electric Rangemaster cooker and hob taking centre stage amid a background of wall and base units topped by granite work surfaces, there is also a built in corner seated area complete with more storage below. The island in the centre of the kitchen with more base units and drawers has an Oak worktop to finish. This room benefits from underfloor heating.

Lounge 16'1" x 26'6" (4.92 x 8.08)



The generous lounge which features a beautiful fireplace which houses a multi-fuel burner and exposed beams also has French doors leading out to the rear garden on to a spacious paved patio area.

Sitting Room 24'2" x 10'6" (7.38 x 3.22)



There is also a comfortable and light strewn Sitting room; perfect for enjoying time with your loved ones.

Snug 15'2" x 13'2"(in to recess) (4.63 x 4.03(in to recess))



A cosy snug gives you the perfect spot for chilling out with its boult in bar and can double up as a home office or study.

W/C



Bedroom One 26'2" max x 16'1" (7.98 max x 4.91)



The master bedroom is complete with separate dressing room,.

Ensuite Shower Room 8'3" x 8'9" (2.54 x 2.69)



An enclosed shower cubicle, sink and low level W/C

Dressing Room 13'11" x 11'10" (4.25 x 3.63)



With sloping ceiling in to to roof space.

Bedroom Two 20'8" max x 16'4" (6.32 max x 4.99)



A double bedroom with window to the side elevation.

Bedroom Three 14'2" x 10'8" (4.34 x 3.27)



With fitted window to the side elevation

Bedroom Four 12'7" x 12'0" (3.86 x 3.66)



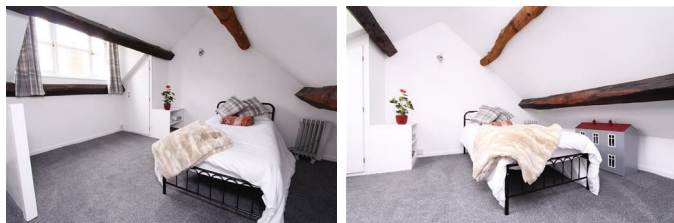
With window to the front elevation.

Family Bathroom 8'9" x 8'1" (2.68 x 2.48)



A four piece suite the star of which is the free standing bath, shower cubicle, sink with built in storage and low level W/C.

Bedroom Five 12'10" 14'1" (3.93 4.30)



A staircase from the first floor leads up to a charming character bedroom nestled amid the eaves of the second floor.

Double Garage

In addition to a block paved driveway which provides ample off-road parking and turning which is accessed by electric gates, there is a detached double garage. with lighting and power.

Outside



With well established front and rear gardens. The spacious rear garden enjoys a high degree of privacy and is a delightful fusion of weathered stone patio and lush lawns enhanced by a colourful assortment of plants and shrubs screened from the outside world by hedges and fencing.

Floor Plan



Ground Floor
Floor area 94.2 sq.m.

First Floor
Floor area 58.4 sq.m.

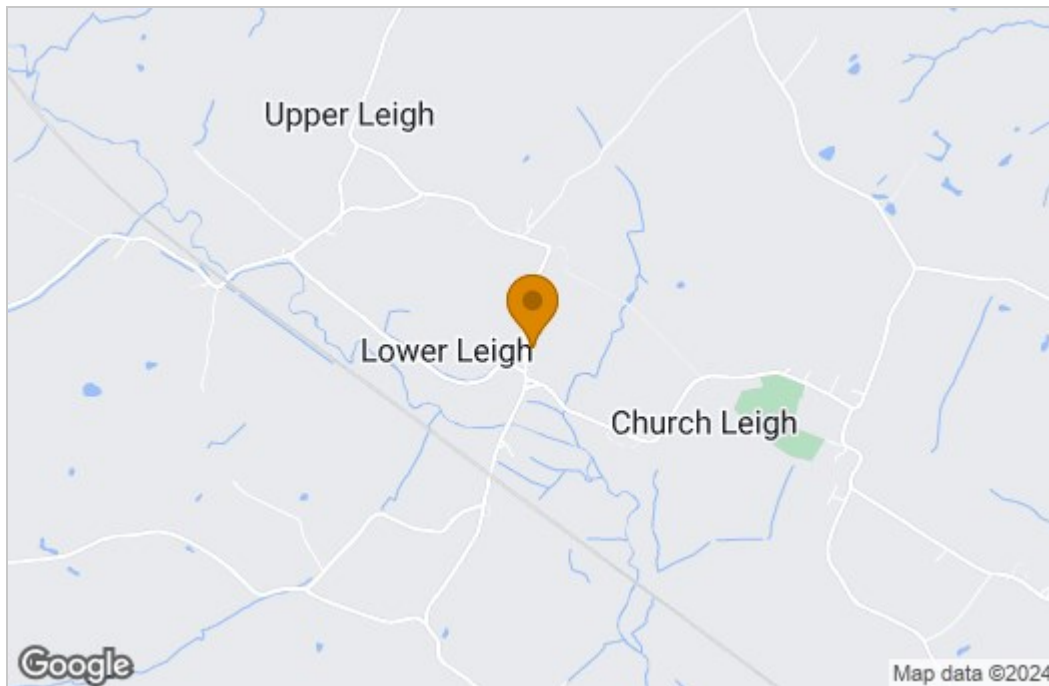
Second Floor
Floor area 0.0 sq.m.

Garage
Floor area 22.2 sq.m.

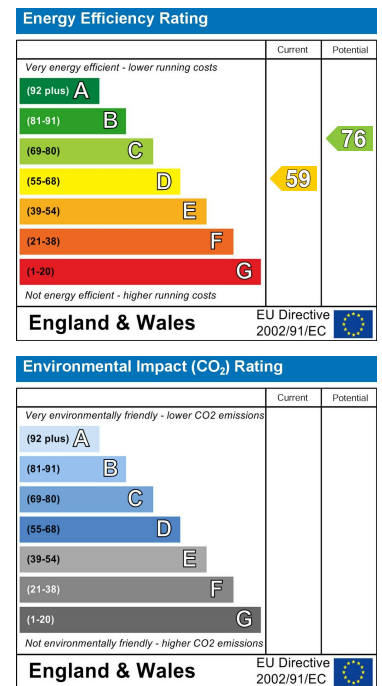
TOTAL: 174.8 sq.m.
Restricted height areas 32.6 sq.m.

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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