



heywoods

EXCEPTIONAL
PROPERTIES

Stone Road, Trentham, Stoke-on-Trent, ST4 8NQ
£395,000





Is this the finest bungalow in Trentham? Arrange a visit and judge for yourself. It is a beautiful family home, which is very tastefully decorated, it enjoys Upvc double glazing, gas fired central heating, very pleasant gardens, parking for a number of vehicles, garage with electric door and lots more! The conscientious owners must be congratulated for the amount of time, effort and expense which they have obviously put into their home to bring it up to its fabulous standard. The accommodation has been tastefully extended over the years, and now provides an enclosed storm porch, I-shaped entrance hall, lounge to the front, family room to the rear, three excellent bedrooms, two of which enjoy wardrobe facilities, an inner hall which gives access to a luxuriously appointed bathroom. Completing the accommodation is the beautifully presented fitted kitchen coming complete with oven, hob, hood, fridge, freezer and dishwasher. The rear hall has a stable door giving access to the garden. The property is conveniently situated for the renowned Trentham Gardens Complex and is very handily placed for the A500 D road and the M6 motorway. The centres of Newcastle, Stoke and Stone are all readily accessible as is the Royal Stoke Hospital Complex. Rarely do properties of this class and distinction become available, hence our recommendation for early viewing.



Attractive composite door giving access into the

ENCLOSED PORCH

Upvc double glazed window. Glazed panelled door opens to the

L-SHAPED RECEPTION HALL

Radiator.

LOUNGE (FRONT)

14' 8" into bay x 13' 8" (4.47m x 4.17m)

A most delightful room, there are two Upvc double glazed windows with expensive wooden blinds. Mock fireplace with fitted coal effect electric stove style fire.

Double radiator.

CENTRAL HALLWAY

Radiator.

BEAUTIFULLY APPOINTED FAMILY ROOM

19' 10" x 12' 10" (6.05m x 3.91m)

Three Upvc double glazed windows with venetian blinds, Velux double glazed skylight window, double radiator. Access is gained to the

BEAUTIFULLY APPOINTED FITTED KITCHEN

14' 0" x 8' 5" (4.27m x 2.57m)

Excellent range of fitted units, bowl and a half single drainer sink top, four plate ceramic hob with cooker hood over, oven housing containing a fan assisted electric oven with grill oven over, integrated fridge, integrated freezer, double radiator, integrated dishwasher, feature floor covering, space and plumbing for washing machine. Cupboard housing the gas fired condensing combination boiler. Door giving access to the

REAR PORCH

Upvc double glazed window, single base unit, expensive stable door, feature floor covering.

BEDROOM ONE

19' 2" plus wardrobes x 9' 6" (5.84m x 2.9m)

Two Upvc double glazed windows, double radiator.

BEDROOM TWO (SIDE)

15' 0" into dressing area recess x 13' 0" (4.57m x 3.96m)

Expensive vertical blind on the Upvc double glazed side window, radiator. Dressing area with dressing table and drawers, fitted shelves and wardrobes.

BEDROOM THREE (SIDE)

12' 11" x 12' 0" (3.94m x 3.66m)

Radiator, Upvc double glazed side window, circular single glazed window looking into the enclosed porch (opaque glass).

LUXURIOUSLY APPOINTED TILED BATHROOM

9' 9" x 5' 11" (2.97m x 1.8m)

Accessed from the central hall with three piece white suite comprising shower bath with screen, multi spray shower over, vanity unit with inset basin, low level w.c., radiator, inset ceiling spot light fittings, extractor fan, Upvc double glazed window.

EXTERNALLY

The property enjoys an excellent plot. To the front there is a tarmacadam in/out driveway which can facilitate a number of vehicles and gives access to the garage. Outside lighting. Delightful well stocked shrubbery area to the front. Gate opening to the excellent rear garden which has a feature paved patio with summer house off, separate decked patio section, lawn, mature trees and shrubs. Outside cold water tap.

GARAGE

16' 4" x 8' 10" (4.98m x 2.69m)

Electrically operated roller door, light and power.

DIRECTIONS

From Newcastle take the A34 south towards Trentham. Pass the Hospital Complex on your left hand side and continue until reaching the Hanford flyover, remaining on the A34 towards Trentham and Stone. Just prior to the traffic lights at the junction with Allerton Road, number 413 is on your left hand side.

This property was personally inspected by
Geoff Gallimore

Details were produced on 20th April 2018







GROUND FLOOR

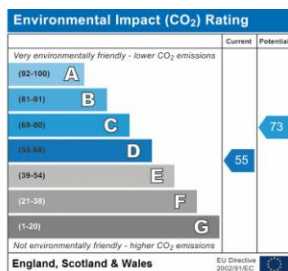
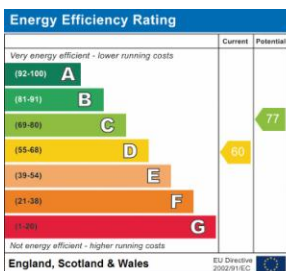
APPROX. 122.3 SQ. METRES (1316.5 SQ. FEET)



TOTAL AREA: APPROX. 122.3 SQ. METRES (1316.5 SQ. FEET)

We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.

- Beautifully Appointed Tastefully Extended Detached Bungalow
- Three Excellent Bedrooms (two with wardrobe facilities)
- Fantastic Family Room
- Beautifully Appointed Lounge
- Luxurious Bathroom
- Fitted Breakfast Kitchen with Appliances
- Pleasant Gardens
- Parking for a Number of Vehicles
- Garage (electrically operated door)



The Estates Offices
Blackfriars Road
Newcastle Under Lyme
Staffordshire
ST5 2EB

www.heywoodsproperty.co.uk
u2us@heywoodsproperty.co.uk
01782 617343

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