



## 100 Stone Road

### Uttoxeter, ST14 7QW

- Three Bedrooms
- Lounge Diner
- New Family Bathroom
- Rear Garden

- Detached
- Fitted Kitchen
- Driveway
- · Walking Distance to the Town Centre

This delightful detached house presents an excellent opportunity for families seeking a comfortable and spacious home. Boasting three well-proportioned bedrooms, this property is designed to accommodate the needs of modern living. The newly fitted family bathroom adds a touch of contemporary elegance, ensuring convenience for all residents.

Upon entering, you will find a welcoming reception room that serves as the perfect space for relaxation or entertaining guests. The layout of the house promotes a sense of openness and flow, making it ideal for family gatherings or quiet evenings in.

One of the standout features of this property is its generous large rear garden, providing a wonderful outdoor space for children to play, gardening enthusiasts to include their passion, or simply for enjoying the fresh air during the warmer months. The garden offers ample potential for landscaping or creating a personal oasis.

Situated in a prime town centre location, this home benefits from easy access to local amenities, shops, and schools, making it a practical choice for families.

In summary, this detached house on Stone Road is a fantastic family home that combines comfort, convenience, and outdoor space in a desirable location. It is an opportunity not to be missed for those looking to settle in the vibrant community of Uttoxeter.





### Offers over £440,000



**Entrane Hallway** 

Lounge Diner 24'7" x 12'11" (7.50m x 3.96)

Inner Hall/Utility

Breakfast Kitchen 16'0" x 13'8" (4.90m x 4.19m)

W/C

Bedroom One 16'0" x 13'10" (4.88m x 4.22m)

**Ensuite Shower Room** 

Bedroom Two 16'4" x 11'10" (5.00m x 3.63m)

Bedroom Three 9'10" x 8'5" (3.01m x 2.58m)

Family Bathroom 9'3" x 8'7" (2.84m x 2.63m)

Attic Room

Garage

Outside

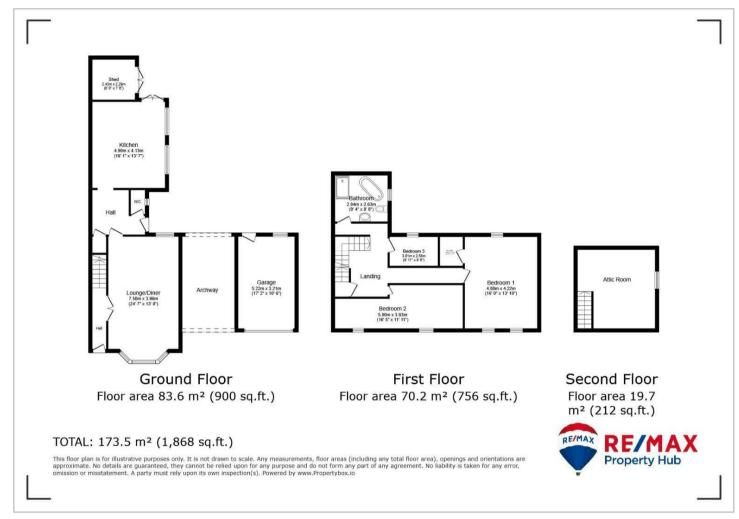


# Directions



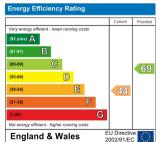


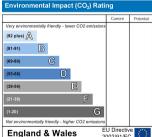
Floor Plans Location Map





#### **Energy Performance Graph**





#### Viewing

Please contact our RE/MAX Elite Sales - Jonathan Pearson Office on if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.