



Hillrise, Alton, Stoke-On-Trent ,ST10 4BA

welcome to

Hillrise, Alton, Stoke-On-Trent

Bagshaws Residential welcome to the market this SPACIOUS detached bungalow situated in the heart of the sought after village of Alton has well proportioned accommodation comprising: breakfast kitchen, dining room, lounge, conservatory, three bedrooms & shower room. Garage, drive & gardens.



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Access to the property is gained via a driveway providing off road parking and giving access to the garage and also to:

uPVC Entrance Door:

Leading into:

Entrance Porch:

With tiled flooring; uPVC glazed door leading into:

Hallway:

With central heating radiator; doors off to:

Lounge:

19' 8" x 11' 8" (5.99m x 3.56m)

Having double glazed window to the front elevation; feature fireplace housing a gas fire; wall lighting; central heating radiator.

Breakfast Kitchen:

11' 5" x 11' 5" (3.48m x 3.48m)

A fitted kitchen comprising stainless steel sink and drainer set in a base unit; further base, wall and drawer units; pantry cupboard; cupboard housing the central heating boiler; complementary work surface; electric oven with electric hob and cooker hood over; plumbing for washing machine, further appliance space; complementary tiling; laminate flooring; central heating radiator; double glazed window to the rear elevation; uPVC door leading out to the side elevation; opening into:

Dining Room:

11' 2" x 7' 8" (3.40m x 2.34m)

Having central heating radiator; patio doors leading into:

Conservatory:

7' 8" x 6' 5" (2.34m x 1.96m)

Being of uPVC construction on a dwarf brick wall with two doors both leading out to the garden.

Cloakroom:

With double glazed window to the rear elevation; laminate flooring; low level w.c.; wash hand basin set in a vanity unit; central heating radiator; loft access hatch.

Shower Room:

Having shower cubicle with wall mounted shower; wash hand basin set in a vanity unit; low level w.c.; mirror wall unit; complementary tiling; double glazed window to the rear elevation; laminate flooring; central heating radiator.

Bedroom One:

12' 8" x 10' 5" excluding wardrobes (3.86m x 3.17m excluding wardrobes)

Having double glazed window to the front elevation; fitted wardrobes; central heating radiator.

Bedroom Two:

11' 9" x 10' 2" (3.58m x 3.10m)

With double glazed window to the rear elevation; central heating radiator.

Bedroom Three:

9' 5" x 7' 8" (2.87m x 2.34m)

With double glazed window to the front elevation; central heating radiator.

Garage:

With up and over door; power and lighting; personal door; double glazed window.

Gardens:

To the front of the property the driveway provides off road parking leading to the garage and lawned area with shrub plantings. The rear garden is laid to lawn with an abundance of mature tree, shrubs and flower plantings, paved patio area, outside tap and timber fence and hedge boundaries..

Please Note:

Council Tax Band D

There is an alarm system connected to the property via WiFi.

Photographs may have been taken using a wide angle lens.



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welcome to

Hillrise, Alton, Stoke-On-Trent

- Spacious Detached Bungalow
- Popular Village Location
- Three Bedrooms. Shower Room. Cloakroom
- Two Receptions Rooms & Conservatory
- Garage. Drive. Gardens

Tenure: Freehold EPC Rating: D

offers in excess of

£425,000



Please note the marker reflects the postcode not the actual property

view this property online [bagshawsresidential.co.uk/Property/UTR108997](https://www.bagshawsresidential.co.uk/Property/UTR108997)



Property Ref:
UTR108997 - 0005

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