



8, Weavers Walk, Swynnerston, Stone, ST15 0QZ

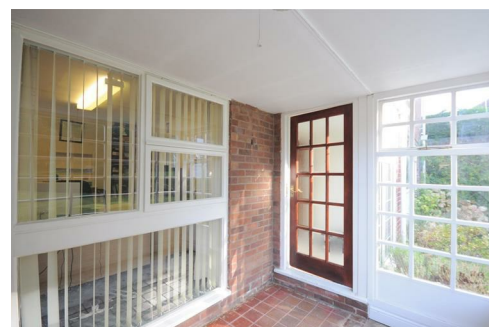


Offers

£390,000

Around

Do you dream of living a quiet life living in one of the area's prettiest village locations? Do you need a spacious family house set in large gardens with the added bonus of extensive off road parking before a double garage? If the answer is yes to one or both of these questions then this could be 'the one'. This property offers spacious accommodation comprising; entrance porch, reception hall, living room, dining room, guest cloakroom, fitted kitchen, separate utility, four bedrooms, and a family shower room. This house occupies a lovely position in a generous size plot on Weavers Walk, within strolling distance of all that this quintessentially English country village has to offer, including the local cricket club, church, and the fantastic local pub. NO UPWARD CHAIN- Early viewing essential.



01785 811 800

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Entrance Porch

A hardwood part glazed and panelled front door opens to the porch, with quarry tile floor, windows to the front and side aspects, and doorway to the reception hall.

Reception Hall

With Upvc double glazed window to the front elevation, radiator, under stairs storage cupboard, doorways to the living room, dining room, guest cloakroom, kitchen, and access to the first floor stairs.

Living Room

A spacious reception room, offering a stone fireplace with tiled hearth and open fire grate, ceiling coving, radiator, TV connection, Upvc double glazed bay window to the front of the property, and further window with external door opening to the rear garden.

Dining Room

Presently used as a study, offering ceiling coving, window to the front porch, and radiator.

Guest Cloakroom

Fitted with white suite comprising; WC, and wall mounted wash hand basin with tiled splash-back and chrome taps. Upvc double glazed window to the rear aspect.

Kitchen

Fitted with a range of wood effect wall and floor units, black marble effect work surfaces with tiled splash-backs, and inset stainless steel sink and drainer with chrome mixer tap. Upvc double glazed window overlooking the rear garden, doorway to the utility, plumbing for a dishwasher, spaces for a free standing cooker and upright fridge freezer.

Utility

Fitted with wall and floor units, white work surface with inset stainless steel sink and drainer with chrome mixer tap. Upvc double glazed window to the rear elevation, radiator, external door to the side aspect, plumbing for a washing machine, spaces for a tumble dryer and additional appliances.

First Floor

Stairs & Landing

With loft access, and airing cupboard housing the hot water cylinder.

Bedroom One

With Upvc double glazed window to the front aspect, built-in wardrobe, radiator, and pedestal wash hand basin with tiled splash-back and chrome taps.

Bedroom Two

Offering a Upvc double glazed window to the front of the property, storage cupboard, radiator, and pedestal wash hand basin with tiled splash-back and chrome taps.

Bedroom Three

With Upvc double glazed window overlooking the rear garden, built-in wardrobe, and radiator.

Bedroom Four

With Upvc double glazed window to the rear aspect, and radiator.

Family Shower Room

Fitted with a white suite comprising; WC, corner shower enclosure Triton electric shower system, pedestal wash hand basin with chrome taps. Upvc obscure double glazed window to the rear aspect, part tiled and part Showerwall clad walls, and chrome towel radiator.

Outside

The property is approached via a tarmac driveway providing generous off road parking before an attached double garage. The garage has a steel up and over door, rear access door, power, lighting, and floor mounted Grant oil fired central heating boiler.

Front & Side

With lawns to both the front and side aspect of the property, mature hedgerow, stocked flowerbed, and side access to the rear garden via a paved pathway and wooden gate.

Rear

The enclosed, good size, private rear garden offers a lawn, mature trees, stocked borders, with part walled and part timber fence panelled boundaries.

General Information

For sale by private treaty, subject to contract.

Vacant possession on completion.

Council Tax Band E

No upward chain.

Services

Mains gas, water, electricity and drainage.

Oil fired central heating.

Viewings

Strictly by appointment via the agent.





Ground Floor
Approx 97 sq m / 1042 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

