



3, Woodlands Avenue, Stone, ST15 0DR



£315,000

A well presented traditional semi-detached family home set in a popular location circa one mile from Stone town centre. Upgraded considerably by the present owners and offering spacious accommodation including: reception hallway, living room, dining room, large conservatory, modern breakfast kitchen, guest cloakroom, three bedrooms, sumptuous family bathroom and stairwell to the attic. Also benefitting from plenty of off road parking, a detached double garage, mature front and rear gardens and gas combi central heating. A lovely property in close proximity to local schools, a wide range of amenities and commuter routes - Don't blink or it will be gone!



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Reception Hall

An impressive reception area offering a period panelled & part obscure glazed wooden front door with matching side window, feature tiled floor, under stairs storage cupboard, central heating thermostat, doorways to the living room, dining room, breakfast kitchen and access to the first floor stairs.

Living Room

With uPVC double glazed bay window to the front elevation, period wooden fire surround with tiled back, stone hearth and open fire grate, three wall lights, ceiling coving, radiator, carpet and Sky Media connection.

Dining Room

Offering a chimney breast opening with stone mantle, hearth and inset wood burning stove, uPVC double glazed French doors opening to the conservatory, ceiling coving, exposed floor boards and radiator.

Conservatory

A lovely additional reception area ideal for entertaining family and friends or chilling out whilst enjoying the rear garden view. A part wall and uPVC double glazed panel construction conservatory with vaulted roof, fan/light fitting, opening top windows, tiled floor and French doors with steps leading down to the garden.

Breakfast Kitchen

A modern kitchen fitted with a range of light grey finish wall and floor units, contrasting work surfaces with composite splash-backs and inset stainless steel 1 1/2 bowl sink and drainer with chrome mixer tap. Doorway to the rear hall, uPVC double glazed window to the side aspect, radiator and tiled floor.

Appliances including: stainless steel 5 ring gas range cooker with stainless and extractor hood and light above, integral fridge and freezer. Plumbing for a washing machine and space for a tumble dryer.

Rear Hall

With large walk-in storage cupboard, tiled floor, doorway to the guest cloakroom and uPVC part obscure double glazed door opening to the side aspect.

Guest Cloakroom

Fitted with a white suite comprising: low level push button WC and wash hand basin with chrome mixer tap and tiled splash-back. Recessed ceiling lights and tiled floor.

First Floor

Stairs & Landing

Traditional painted spindle, newel post and banister stairs lead to a galleried landing. With uPVC obscure double glazed window to the side of the property, storage cupboard, radiator, carpet and stairwell to the attic.

Bedroom One

A spacious master bedroom offering extensive fitted bedroom furniture, uPVC double glazed bay window to the front elevation, ceiling coving, radiator, carpet, TV connection and loft access.

Bedroom Two

With uPVC double glazed window overlooking the rear garden, radiator and carpet.

Bedroom Three

With recessed ceiling lights, radiator and carpet.

Family Bathroom

A modern and stylish bathroom fitted with a white suite comprising; WC, freestanding claw foot roll-top bath with Victorian style chrome showerhead mixer tap, pedestal wash hand basin with chrome taps, oversize corner shower enclosure with mains fed twin head thermostatic shower system. Recessed ceiling lights, towel radiator, two uPVC obscure double glazed windows to the side and rear aspects, fully tiled walls, tile effect vinyl flooring, extractor fan and airing cupboard housing a Main Eco gas combi central heating boiler.

Attic Stairwell

Attic

Fitted out with two skylight windows, storage cupboards, radiator, lighting, power and carpet.

Outside

The property is approached via a tarmac driveway providing off road parking before double wooden gates opening to additional parking and a detached double garage beyond. The garage has two steel up & over doors, power, lighting and two access doors.

Front

With mature hedgerow, tree, flowerbed, timber fence panelling and open porch with coach light before the front door.

Rear

The good size rear garden offers a lawn, timber sleeper flowerbeds and mature hedgerows.

General Information

For sale by private treaty, subject to contract.

Vacant possession on completion.

Council Tax Band D

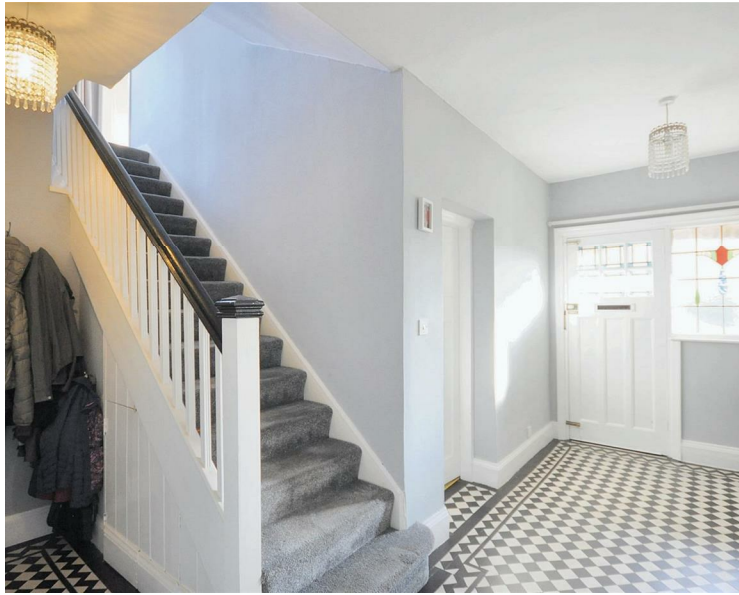
Services

Mains gas, water, electricity & drainage.

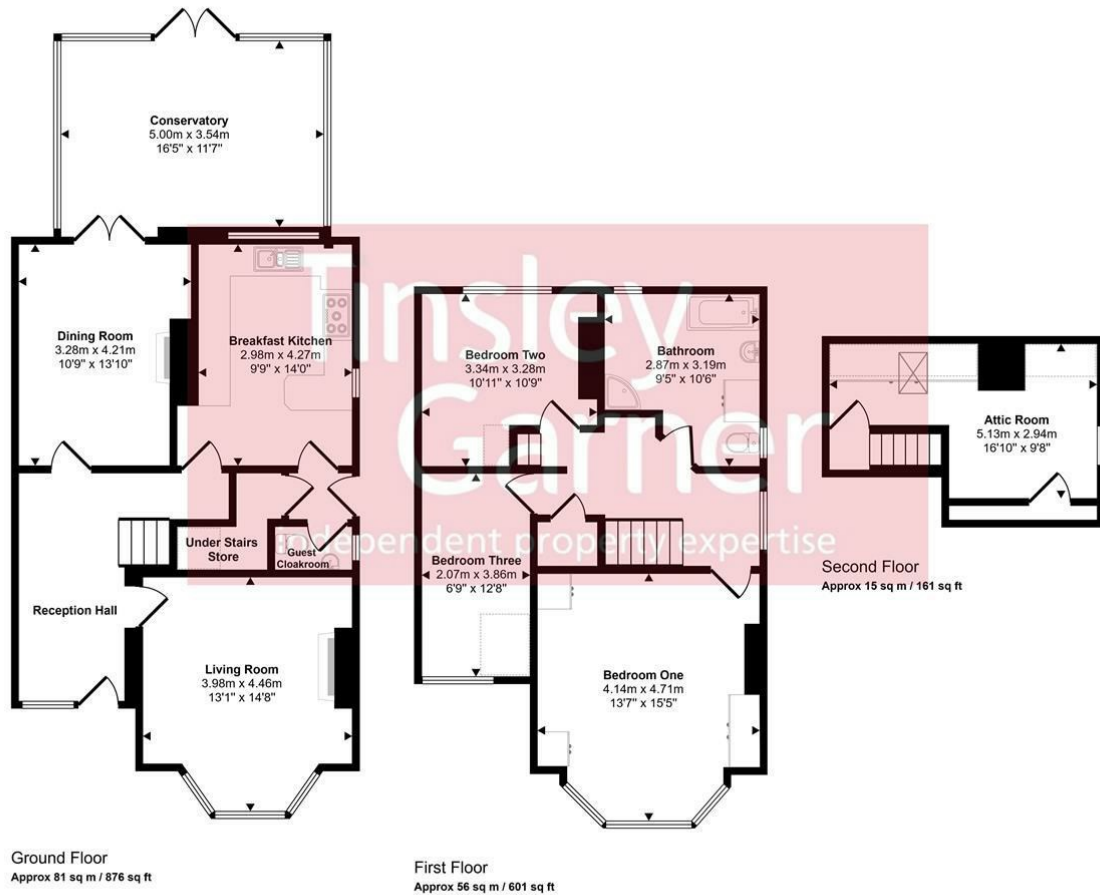
Gas combi central heating.

Viewings

Strictly by appointment via the agent.



Approx Gross Internal Area
152 sq m / 1638 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.

