



64 Crewe Road

CW1 5QZ

Asking Price £430,000



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STEPHENSON BROWNE

Stephenson Browne delight in presenting this magnificent semi-detached home in the charming village of Haslington. With its spacious layout and **IMPECCABLE PRESENTATION**, this period property boasts superb accommodation combined with a feeling of splendour from the moment you step inside.

Upon entry, you will be greeted by wonderful original features, including restored **PARQUET FLOORING** and ornate fireplaces, which add character and warmth to the well proportioned rooms. The property has been meticulously maintained, with numerous improvements enhancing its appeal, preserving its historical charm.

The ground floor offers an inviting atmosphere with two reception rooms, perfect for entertaining guests or enjoying quiet family time. The spacious kitchen is designed for both functionality and style, making it a delightful space for culinary enthusiasts and with a lovely dining room with french doors leading to the beautiful rear garden, there really is an abundance of space afforded. Additionally, there is a useful downstairs W.C, utility room and a spacious porch/bootroom with fabulous storage included.

Having three **DOUBLE** bedrooms, the principal bedroom features an en-suite, providing a private and practical retreat for relaxation.

Externally, the property boasts an extensive private driveway, secured by double gates and complemented by ambient outside lighting. The beautifully landscaped rear garden offers a high degree of privacy, creating a serene outdoor oasis for family gatherings or peaceful moments of solitude.

This home is not just a place to live; it is a lifestyle choice, combining modern comforts with timeless elegance. With its thoughtful attention to detail and superb location, this property is a must-see for anyone seeking a blend of character and convenience in a vibrant and sought after village.



Entrance Hall

Sitting Room

14'9" x 11'5"

Living Room

11'11" x 10'4"

Kitchen

12'6" x 11'0"

Dining Room

10'1" x 9'11"

Porch/Boot Room

13'3" x 12'1"

W.C

Utility Room

5'1" x 3'2"

Stairs to First Floor

Bedroom One

14'7" x 10'0"

En-suite

Bedroom Two

11'10" x 10'6"

Bedroom Three

12'0" x 11'6"

Bathroom

Externally

The property is approached via double gates which give access to an extensive private driveway providing parking for up to seven vehicles. There is outside lighting to the front as well as mature hedging surrounding the frontage. Additionally, there is a hot water tap to the side of the home. To the rear, the garden is a of a very good size, being mainly laid to lawn, having a lovely patio area providing a lovely space to enjoy the warmer months. Bordered with mature shrubs and trees, this is an enchanting garden.

Council Tax

Band D.

Tenure

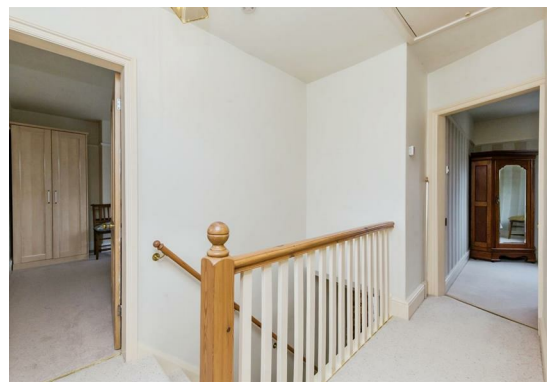
We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

Need to Sell?

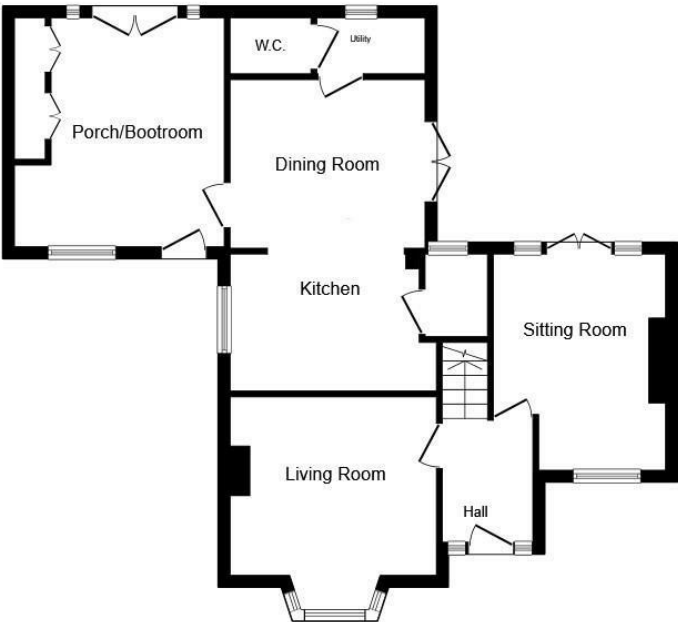
For a FREE valuation please call or e-mail and we will be happy to assist.



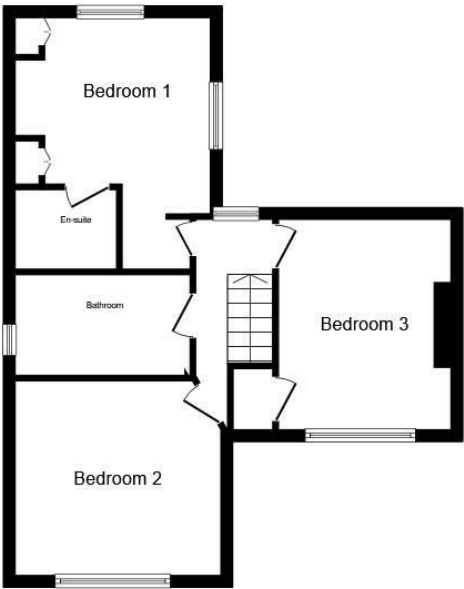
- Magnificent Period Property
- Sought After Village Location
- Impeccable Presentation
- Three Double Bedrooms
- En-suite To Principal
- Three Reception Rooms
- Extensive Private Driveway
- Beautiful Landscaped Rear Garden
- Large Porch/Bootroom
- Simply Stunning Home Which Must Be Viewed!



Floor Plan



Ground Floor



First Floor

Total floor area 118.7 m² (1,277 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Area Map



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Crewe Office on 01270 252545 if you wish to arrange a viewing appointment or require further information.

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