



Post Lane, Endon, ST9 9DT.  
OIRO £265,000

Whittaker Est. 1930  
& Biggs

# Post Lane, Endon, ST9 9DT.

This 1930's semi-detached home is located within a quiet residential area. Offering country views to the frontage, a large rear garden and many original features including fireplaces, internal doors and picture rails.

The property is entered through the porch via UPVC double glazed, double doors and reveals the original wood front door complete with leaded glass.

Moving into the hallway, the staircase to the first floor is positioned to the right with a useful under stairs larder cupboard.

To the frontage is the sitting room which has a bay window and an exquisite, art deco, open fireplace that is original to the property, whilst the dining room beyond benefits from views over the rear garden.

Next is the kitchen which is part tiled with contemporary units and space for a freestanding cooker as well as space and plumbing for a dishwasher.

Adjacent to this is the rear kitchen which provides more workspace and cupboards, space for a fridge freezer and access to the side of the property.

Beyond the rear kitchen is the utility room / WC which has a work top, wall mounted cupboards and space for a washing machine and tumble dryer. A low level WC and corner wash hand basin are also located here.

Moving to the first floor, there are three well-proportioned bedrooms and a family bathroom. Bedroom one and two both have original, art deco, open fireplaces as well as original picture rails.

Externally is a tarmac driveway suitable for multiple vehicles, a garage with power and light and country views to the frontage.

The private rear garden is a large size, benefitting from a flagged patio area and an area laid to lawn. Mature trees and well stocked borders make this garden a delightful place.

A viewing is highly recommended to appreciate this home's quiet location, country views and original features. **SELLING WITH NO UPPER CHAIN!**



## Ground Floor

### Porch

UPVC double glazed double doors to the frontage.

### Hallway

Wood glazed front door, sidelight windows, radiator, under stairs larder cupboard, stairs to the first floor.

### Sitting Room

UPVC double glazed bay window to the frontage, radiator, original tiled open fire place.

### Dining Room

UPVC double glazed window to the rear, radiator.

### Kitchen

UPVC double glazed window to the side aspect, radiator, part tiled, units to the base and eye level, stainless steel sink and drainer, chrome mixer tap, space for a freestanding cooker, space and plumbing for a dishwasher, extractor hood.

### Rear kitchen

UPVC double glazed door to the side aspect, UPVC double glazed window to the right hand side aspect, single glazed window to the left hand side aspect, units to the base and eye level, space for a fridge freezer.

### Utility Room / WC

Glazed window to the right hand side aspect, glazed window to the left hand side aspect, space for a washing machine, space for tumble dryer, wall mounted cupboards, work top, low level WC, corner wash hand basin, wall mounted Alpha combi boiler.

## First Floor

### Landing

UPVC double glazed window to the side aspect, loft access, over stairs storage cupboard.

### Bedroom One

UPVC double glazed window to the frontage, radiator, original tiled open fireplace.

### Bedroom Two

UPVC double glazed window to the rear aspect, radiator, original tiled open fireplace.

### Bedroom Three

UPVC double glazed window to the frontage, radiator.

### Bathroom

UPVC double glazed window to the rear, part tiled, panel bath, chrome mixer tap, hand held shower attachment, pedestal wash hand basin, chrome taps, low level WC, radiator.

### Externally

To the frontage, tarmacadam driveway, metal gates, area laid to lawn, well stocked borders, wall and hedge boundary, country views. To the rear, flagged patio area, area laid to lawn, mature trees, hedge boundary, well stocked borders.

### Garage

Metal double doors, light and power, 2 x windows to the rear, 2 x windows to the side aspect, timber lined walls, therma insulated roof.



Note:

Council Tax Band: C

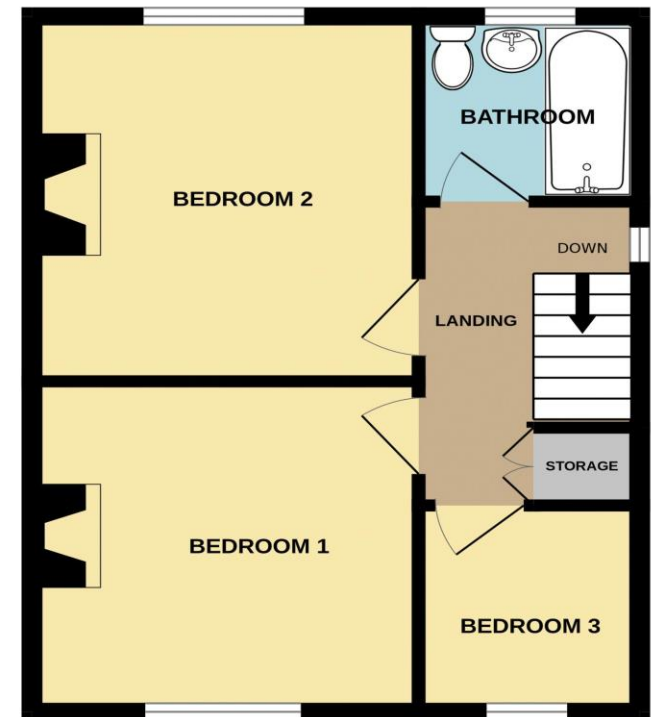
EPC Rating: D

Tenure: believed to be Freehold











## Directions

From our Derby Street Leek office proceed out of the town on the A53 Newcastle Road. Passing through the village of Longsdon and upon entering the village of Endon, after passing the Plough Inn public house on the right hand side, take the second turning left into Station Road. Continue on to Post lane where the property is situated on the left hand side, identifiable by a Whittaker & Biggs for sale board.

## Situation

A convenient and sought after location offering canal and countryside walks. The property is in the catchment and within close proximity to the ever popular Endon High School and St Lukes Primary. Easy commuting to the Potteries, Leek, Congleton and access to the Motorway Network.

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45-49 Derby Street  
Leek  
ST136HU  
T: 01538 372006  
E: leek@whittakerandbiggs.co.uk

Staffordshire

[www.whittakerandbiggs.co.uk](http://www.whittakerandbiggs.co.uk)

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