



Woodlands Avenue, Cheddleton, ST13 7BY.
OIRO £199,950

Whittaker Est. 1930
& Biggs

Woodlands Avenue, Cheddleton, ST13 7BY.

Whittaker & Biggs are pleased to offer to the market this well presented semi detached bungalow situated in the semi-rural village location of Cheddleton, selling with NO CHAIN!

The property is comprised of a kitchen, sitting room, two double bedrooms and a bathroom.

To the rear of the property is the kitchen, which is equipped with a Belling ceramic induction hob, extractor hood and Indesit electric fan assisted double oven.

The two double bedrooms are both well-proportioned and the bathroom has a contemporary white suite.

Externally, the rear garden is mainly laid to lawn with a block paved patio and a detached brick garage that has been converted to a store and summer house with UPVC double glazed patio doors and power.

Selling with NO CHAIN, a viewing is highly recommended to appreciate this home's location, living space and well presented finish.



Hallway 11' 8" x 13' 4" (3.55m x 4.07m) Max measurement
UPVC double glazed door and side light window to the side aspect, radiator.

Kitchen 11' 1" x 8' 4" (3.39m x 2.55m)

UPVC double glazed window to the rear, UPVC double glazed window to the side aspect, units to the base and eye level, Belling ceramic induction hob, Indesit electric fan assisted double oven, extractor hood, ceramic sink and drainer with chrome mixer tap, space for a fridge freezer, space and plumbing for a washing machine, space for a tumble dryer, concealed Alpha boiler, anthracite vertical column radiator.

Sitting Room 15' 11" x 11' 11" (4.84m x 3.63m)

UPVC double glazed patio doors to the rear, electric fire, stone hearth and surround, wood mantel.

Bathroom 7' 4" x 6' 11" (2.23m x 2.12m)

UPVC double glazed window to the side aspect, panel bath, chrome mixer tap, shower over, chrome fitments, glass shower screen, pedestal wash hand basin, chrome mixer tap, low level WC, fitted storage cupboard, radiator, loft access.

Bedroom One 11' 11" x 10' 11" (3.64m x 3.34m)

UPVC double glazed window to the frontage, radiator.

Bedroom Two 10' 11" x 9' 11" (3.32m x 3.02m)

UPVC double glazed window to the frontage, radiator.

Externally

To the frontage, block paved driveway, gated access to the rear, mature shrubs.

To the rear, detached brick garage converted to a store and summer house, area laid to lawn, fence boundary, block paved patio.

Garage store 10' 0" x 8' 10" (3.05m x 2.68m)

Wood double doors, polycarbonate window to the side aspect.

Summer House 10' 6" x 10' 0" (3.20m x 3.05m)

UPVC double glazed patio doors to the side aspect, power.



Note:

Council Tax Band: B

EPC Rating: D

Tenure: Believed to be Freehold



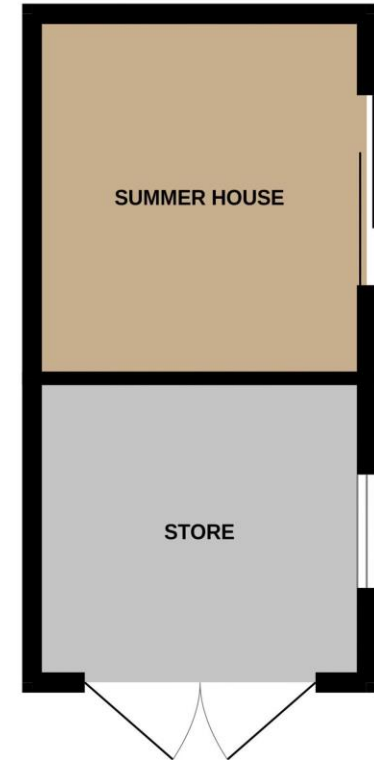




GROUND FLOOR



GARAGE STORE / SUMMER HOUSE





Directions

From our Derby Street, Leek, offices proceed along Haywood Street, at the traffic lights turn left on to the A520 Cheddleton Road. Follow this road passing through the village of Cheddleton and at the mini roundabout continue straight ahead. Follow this road taking the second main turning on the left signposted Felthouse Lane. Follow this road taking the second right into Woodlands Avenue, where the property is situated on the right hand side.

Situation

This home is situated in a semi-rural village location. Ideally positioned within the catchment of Westwood Schools and good for commuting to local towns, The Potteries, Macclesfield and Ashbourne.

IMPORTANT: Whittaker & Biggs for themselves and for the vendors or lessors of this property whose agents they are give notice that the particulars are produced in good faith and are set out as a general guide only and do not constitute any part of a contract and no person in the employment of Whittaker & Biggs estate agents has any authority to make or give any representation or warranty in relation to this property. The agent has not tested any apparatus, equipment, fittings or services and so cannot guarantee they are in working order, or fit for their purpose. The agent would also like to point out that the majority of the photographs used on their brochures and window displays are taken with non standard lenses.

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