



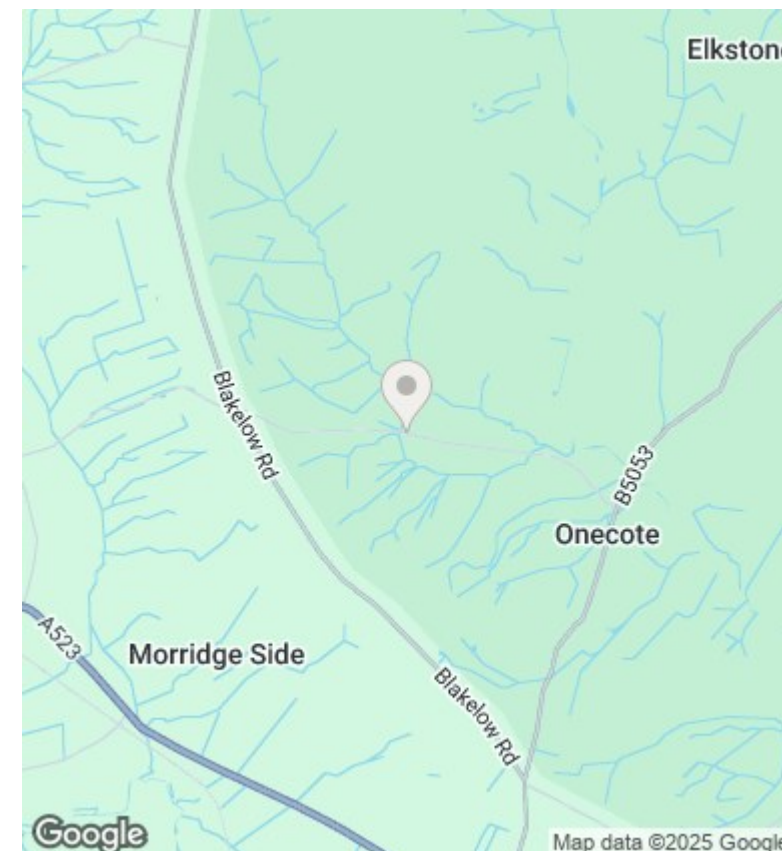
## Intake Farm Douse Lane, Onecote, Leek, Staffordshire, ST13

Offers In The Region Of £1,400,000

- Five bedroom detached stone farmhouse
- Nestled in 23.25 acres of agricultural land and mature gardens
- Indoor and outdoor menage
- Stabling and three barns
- Versatile layout
- Three bathroom/shower rooms
- Utility & Tack Room
- Located within the Peak Park
- Private location
- Potential to develop the barns subject to planning and building regulation approval



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Directions

## Viewings

Viewings by arrangement only. Call 01538 372006 to make an appointment.

## Council Tax Band

E

## EPC Rating:

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