



2

Bedrooms



1

Bathroom



2

Receptions





- TWO BEDROOM BUNGALOW
- SUPERSIZED DRIVEWAY
- LARGE LOUNGE
- FITTED KITCHEN
- TWO DOUBLE BEDROOMS
- AMPLE SIZED GARDEN
- SOUGHT AFTER SEMI RURAL LOCATION
- GREAT SIZED DINING ROOM
- GREAT TRANSPORT LINKS
- NO UPWARD CHAIN





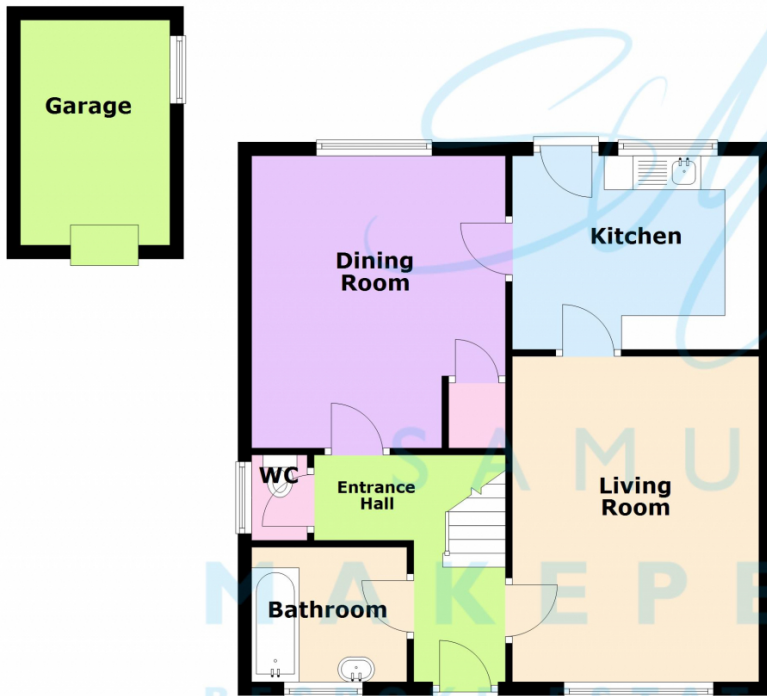
A rare no-chain reaction! This charming two-bedroom semi-detached dormer bungalow on Brown Avenue in Church Lawton offers a fantastic opportunity to secure a well-presented home with **no onward chain**—just clear skies and potential ahead. Whether you're a first-time buyer or looking to downsize, this blank canvas invites you to add your own splash of colour and style. Inside, the property features a welcoming entrance hallway leading to a spacious lounge and a separate dining room, perfect for entertaining. A practical kitchen, modern shower room, and separate W/C complete the ground floor. Upstairs, you'll find two comfortable bedrooms, both benefiting from useful eaves storage. Outside, the tiered rear garden offers a private space to relax, with both patio and lawned areas. Ample off-road parking is provided by a tarmac driveway, leading to a detached, concrete-built single garage. Nestled in the sought-after village of Church Lawton, the home is ideally positioned close to picturesque **canal and countryside walks**, with excellent commuter links including the M6, A500, and A34 nearby. Church Lawton School is within walking distance, and the vibrant amenities of Alsager town centre are just a short drive away. This is your chance to find your pot of gold at the end of the property rainbow—a **lovely home with no chain in sight**.

Contact Samuel Makepeace Bespoke Estate Agents today to arrange your viewing and see the full potential for yourself.





Ground Floor



First Floor



| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92+) <b>A</b>                              |         |                         |
| (81-91) <b>B</b>                            |         | 86                      |
| (69-80) <b>C</b>                            | 71      |                         |
| (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 |         |                         |
| England, Scotland & Wales                   |         | EU Directive 2002/91/EC |

Address: Church Lawton, ST7

Scan me for more info

