



Dimbletop Gallows Green, Alton, Stoke-On-Trent, ST10 4BN

Offers Over £350,000

This charming three-bedroom detached cottage in a picturesque village offers well-maintained gardens, a garage with an inspection pit, and a homely atmosphere with original features, making it an ideal tranquil retreat for families and couples, with potential for renovation and extension.

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Summary Description

For sale is this charming three-bedroom detached cottage, located in a picturesque village setting. Surrounded by local amenities, green spaces, and serene walking routes, this property is ideal for families and couples alike looking for a tranquil retreat. The home boasts well-maintained gardens and a garage with an inspection pit, adding to its unique charm.

The property offers three bedrooms, two of which are spacious double rooms, with the main bedroom featuring built-in wardrobes. The third bedroom is a comfortable single room, perfect for a child's room or a home office. There is also a ground floor bathroom equipped with a three-piece suite, ensuring all your family's needs are catered for.

The heart of this home is undoubtedly its kitchen, with a dining room off and spacious lounge. The original features of the cottage, including the beams, add a sense of character and history to the home, creating a welcoming and homely atmosphere.

The property also provides parking facilities, ensuring convenience for residents and guests alike. While already a charming home, there is potential for renovation and extension subject to local planning regulations, allowing the new owners to put their own stamp on the property.

This cottage is not just a house but a lifestyle - a rare opportunity to own a piece of village life with all the conveniences of modern living. Don't miss out on this captivating property.

Access

Access to the property is gained via a driveway providing off road parking leading to the garage and double wrought iron gates lead to;

Entrance Porch / Sunroom

With double-glazed windows to the front and side aspects; tiled flooring; seated bench with storage; cupboard; door leading into:

Kitchen

12'0" x 8'9" (3.66m x 2.67m)



Fitted with a half bowl sink and drainer set in a base unit; further base, wall and drawer units; worktops; plumbing for washing machine; further appliance space; double glazed window to the side aspect; inner glazed window and doors off to:

Dining Room

9'8" x 7'10" (2.95m x 2.41m)



Having two central heating radiators; double glazed windows to the front and side and sliding doors to:

Lounge

14'0" x 12'2" (4.29m x 3.71m)



Having double glazed bay window to the front aspect, single glazed box bay window to the side; wall lights; a central heating radiator; a feature fireplace housing an electric fire; exposed beams; an alcove display unit and wooden door to the front of the property.

Hallway

With a central heating radiator; laminate flooring; wall lighting; understairs storage cupboard; stairs to the first floor and door off to:

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Family Bathroom



Fitted with a three-piece suite comprising a panelled bath, wash hand basin and low-level WC. Double glazed window to the side aspect, heated towel rail, store cupboard; laminate flooring and wall lights.

First Floor Landing

Having central heating radiator; double glazed window to the side, loft access the loft housing central heating boiler being part insulated and boarded, storage cupboard and doors off to:

Bedroom One

12'4" into wardrobe x 12'2") (3.78m into wardrobe x 3.73m))



Having a double glazed window to the front aspect, built-in sliding door wardrobes and two central heating radiators.

Bedroom Two

11'6" x 8'2" (3.51m x 2.49m)



Having a double-glazed window to the front aspect and a central heating radiator.

Bedroom Three

9'10" min x 6'7" (3.00m min x 2.01m)



With double-glazed windows to the rear and side aspect; central heating radiator and a storage cupboard; over the stair hub.

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Outside - front



The front of the property is mainly laid to lawn with a path, established plantings, flower beds, trees and stone wall boundary.

Outside - side



The side of the property has stone wall and hedge boundaries, storage shed and access to the garage and driveway

Garage

20'2" x 12'4" (6.15m x 3.76m)



With electric up and over door; two single-glazed windows to the side and rear, personal door, power and lighting.

Material Information

Verified Material Information

Council tax band: C

Council tax annual charge: £1764.06 a year (£147.01 a month)

Tenure: Freehold

Property type: House

Property construction: Standard form

Number and types of room: 3 bedrooms, 1 bathroom, 2 receptions

Electricity supply: Mains electricity

Solar Panels: No

Other electricity sources: No

Water supply: Mains water supply

Sewerage: Mains

Heating: Central heating

Heating features: Double glazing

Broadband: FTTC (Fibre to the Cabinet)

Mobile coverage: O2 - Excellent, Vodafone - Excellent, Three - Excellent, EE - Excellent

Parking: Garage, Gated, Off Street, Driveway, and Private

Building safety issues: No

Restrictions - Listed Building: No

Restrictions - Conservation Area: No

Restrictions - Tree Preservation Orders: None

Public right of way: No

Long-term flood risk: No

Coastal erosion risk: No

Planning permission issues: No

Accessibility and adaptations: Level access

Coal mining area: No

Non-coal mining area: Yes

Energy Performance rating: D



Sales: 01283 777100

Lettings: 01332 511000

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Buying to Let?

Guide achievable rent price: £1000 pcm

The above as an indication of the likely rent price you could achieve in current market conditions for a property of this type, presented in good condition. Scofield Stone offers a full lettings and property management service, so please ask if you would like more information about the potential this property has as a 'Buy to Let' investment.

Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Floor plans are not drawn to scale and room dimensions are subject to a +/- 50mm (2") tolerance and are based on the maximum dimensions in each room. Intending purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Location / what3words

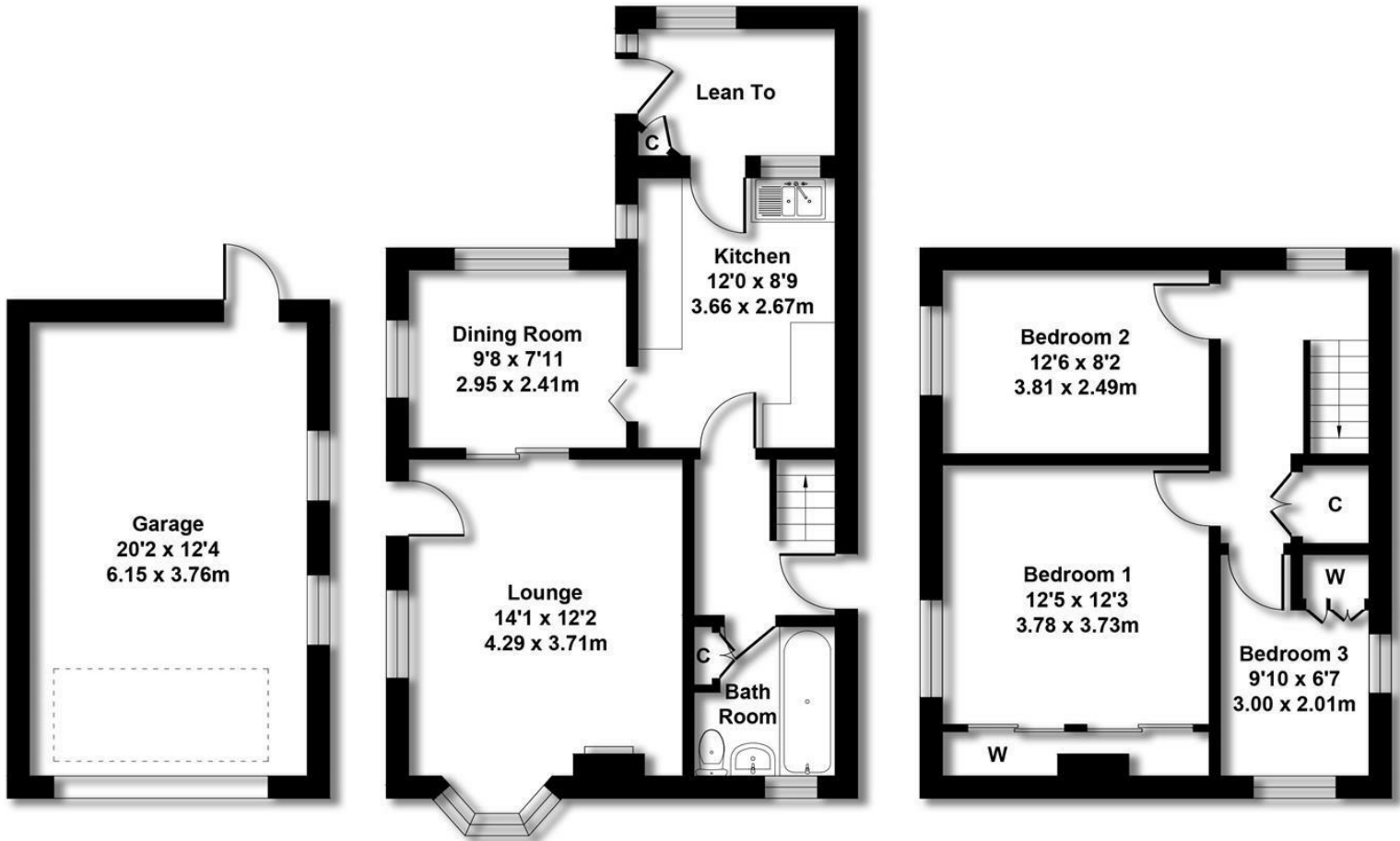
What3Words: ///chills.sculpting.pipes



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Dimbletop

Approximate Gross Internal Area
1141 sq ft - 106 sq m



GARAGE

GROUND FLOOR

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.



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		



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