



100 Waterloo Road

CW1 5TA

Offers Over £450,000



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STEPHENSON BROWNE

Utterly remarkable true bungalow found in the beautiful, picturesque village of Haslington. This property is ideal for those looking to downsize and has been tastefully renovated by its current owners. This remarkable property has been lovingly cared for and is a truly unique find in the market.

In brief, the property consists of; large dining room, beautiful generous lounge, modern fitted kitchen, inner hallway, amazing orangery with stunning views, two large double bedrooms, with the master boasting an en-suite shower room, and a further shower room.

Externally, to the front there is ample off road parking for numerous vehicles and a double garage. To the rear, there are beautiful views of open fields, a raised artificial lawn area, a lovely patio and gravel area and low maintenance garden.

Haslington Village has a range of day to day shops including; bakers, newsagents, hairdressers, pubs, well reputed local schools. Good road links lead to the M6 Motorway for commuters and nearby Towns. Crewe Railway Station provides excellent links for rail commuters.

Excellent travel and commuting links are provided by; quick access to the M6 Motorway junction 17, Sandbach railway station provides direct links to Manchester, frequent trains from Crewe mainline railway station link Cheshire to London in 2 hours and Manchester International Airport is within a 40 minute drive.



Dining Room

Composite front door with frosted panel, UPVC double glazed window to the front elevation, radiator, two ceiling light points, wood effect vinyl flooring, doors to all rooms, security system intercom.

Kitchen

15'6" x 9'8" to the maximum
Good range of white shaker wall and base units with contrasting work surface over, 1.5L bowl ceramic sink with mixer tap and drainer, four ring gas hob, integrated oven, space for tall fridge freezer, space and plumbing for washing machine, space and plumbing for tumble dryer, UPVC double glazed window to the side elevation, spotlighting, tile effect vinyl flooring, wooden tongue and groove paneling.

Inner Hall

3'10" x 5'8"
Ceiling light point, radiator, tongue and groove paneling, composite stable door with frosted panel, tile effect vinyl flooring.

Hallway

Ceiling light point, smoke alarm, access to loft space.

Lounge

16'0" x 20'0"
UPVC double glazed windows to the rear and side elevation, two radiators, ceiling light point, tv point, decorative paneling, wood effect vinyl flooring.

Orangery

11'8" x 11'7"
UPVC double glazed windows to the rear and side elevation, lantern skylight, UPVC double glazed double doors leading out to the garden, tile effect vinyl flooring, two wall lights, radiator.

Bedroom One

11'11" x 9'5"
UPVC double glazed window to the side elevation, ceiling light point, radiator, fitted paneled wardrobes, decorative tongue and groove paneling, wood effect vinyl flooring.

En Suite Wet Room

5'0" x 7'4"
Low level WC, wash hand basin with mixer tap inset into vanity storage, wall hung mixer shower with tiled walls, spotlighting, radiator, extractor fan, UPVC double glazed frosted window to the side elevation.

Bedroom Two

8'10" x 11'10"
UPVC double glazed window to the rear elevation, radiator, ceiling light point.

Shower Room

6'8" x 8'4"
Low level WC, wall hung wash hand basin with mixer tap, fully tiled walk in shower enclosure with mixer shower over, radiator, tiled flooring, spotlighting, extractor fan, UPVC double glazed window to the side elevation, airing cupboard.

Front

Access to garage which has up and over door and a UPVC double glazed window to the side elevation, sweeping tarmac driveway with laid to lawn areas, graveled and bark chipping area.

Rear

Raised artificial lawn area, gravel area, patio area, garden shed, laid to lawn area, fence boundaries, over looking open field views, storage areas, outside socket, gate leading to front.

Double Garage

18ft square garage, electric door, up and over door, personnel door to the side, sink, power and lighting, access to partially boarded loft.

Improvements

Since owning the property the vendors have made the following improvements; all new soffits and fascias, new guttering and spouts, gas combination boiler, some new radiators, new front and rear door, all new windows throughout, new kitchen, new en-suite and shower room, orangery with lantern skylight, new electric and up and over garage doors, artificial lawn, all new fencing to the front, rear and sides of the property, new internal doors.



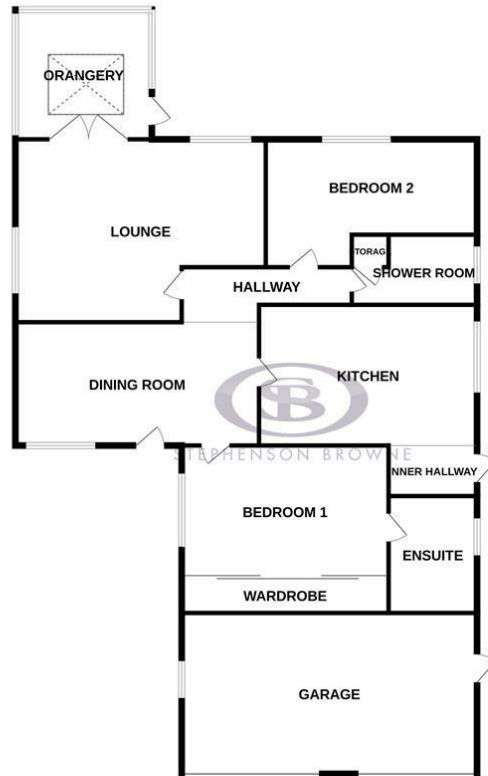
- TRUE DETACHED BUNGALOW
- TWO RECEPTION ROOMS
- TWO DOUBLE BEDROOMS
- EN-SUITE SHOWER ROOM
- THREE PIECE FAMILY SHOWER ROOM
- MODERN FITTED KITCHEN
- ORANGERY WITH SPECTACULAR VIEWS
- AMPLE DRIVEWAY PARKING AND DOUBLE GARAGE
- QUAIN AND WELL MAINTAINED GARDENS
- SOUGHT AFTER VILLAGE LOCATION





Floor Plan

GROUND FLOOR



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 is given as to their operability or efficiency can be given. Made with Metropix ©2024

Area Map



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B		69	
(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	

Viewing

Please contact our Sandbach Office on 01270 763200 if you would like to arrange a viewing appointment or require any further information.

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