



2 Haydock Court

ST5 6LW

£325,000



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STEPHENSON BROWNE

Nestled in the tranquil and sought-after Haydock Court, Silverdale, Newcastle, this four-bedroom detached house presents an exceptional opportunity for families in search of a stylish and comfortable residence. As you step inside, you are welcomed by a spacious entrance hall that leads to a newly renovated downstairs w.c., featuring a modern sink unit and elegant granite worktops.

The ground floor is designed for both relaxation and entertainment, boasting three inviting reception rooms. The charming living room, complete with a delightful fireplace, features French doors that open onto a beautifully landscaped garden, creating a seamless connection between indoor and outdoor living. Adjacent to the living room, the versatile dining room can serve as an intimate dining area or be opened up for a more expansive, open-plan feel. Additionally, a small study provides the perfect space for a playroom or home office, enhancing the practicality of this well-thought-out home.

The kitchen is a true highlight, offering ample cupboard space and a large window that frames a view of the garden. A convenient utility room, with a Dutch door leading to the outdoor area, further enhances the functionality of this delightful property.

Ascending to the first floor, you will discover four well-proportioned bedrooms. The master bedroom serves as a serene sanctuary, complete with built-in wardrobes and an ensuite shower room for added privacy. The second bedroom features a generous airing cupboard, while the guest bedroom comfortably accommodates a double bed and wardrobes. The fourth bedroom, currently used as a dressing room, can easily be reverted back to a bedroom to suit your needs. A family bathroom completes this level.

Outside, the property offers ample parking for up to three cars at the front, alongside a private garden that is beautifully enclosed with wooden fencing. The outdoor space features a large grassy area and a paved patio, ideal for entertaining or relaxation.



Ground Floor

Entrance Hall

17'8" x 9'10"

Study/Playroom

9'2" x 6'3"

W.C.

6'4" x 3'9"

Kitchen

10'7" x 8'10"

Utility Room

5'10" x 6'10"

Living Room

11'6" x 16'4"

Dining Room

9'8" x 9'11"

First Floor

Master Bedroom

17'4" x 10'4"

Ensuite

4'9" x 6'9"

Bedroom

6'10" x 7'6"

Airing Cupboard

Guest Bedroom

9'11" x 9'8"

Bedroom Two

13'0" x 9'11"

Bathroom

6'10" x 10'1"

AML Disclosure

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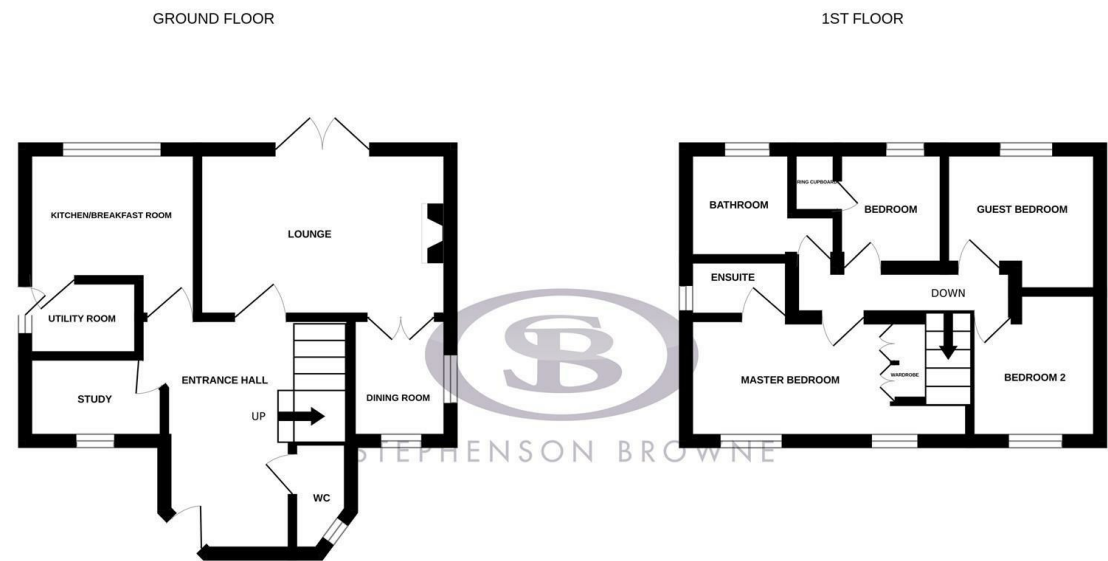


- Four Bedroom Detached Property
- Located On a Tranquil Cul-de-sac, Ideal For Families or Those Seeking a Quiet Setting
- Off Road Parking For Up To Three Cars With Electric Car Charger
- Large Rear Landscaped Garden
- Spacious Entrance Hall With W.C.
- CCTV And House Alarm
- Kitchen With Utility Room
- Two Bathrooms One Being A Ensuite Shower Room
- Ideal Family Home
- Council- Newcastle-Under-Lyme Tenure- Freehold Council Tax Band- D

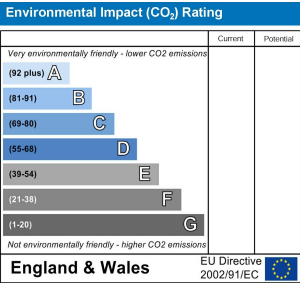
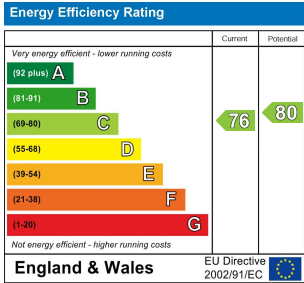




Floor Plan



Area Map



Viewing

Please contact our Newcastle-Under-Lyme Office on 01782 625734 if you would like to arrange a viewing appointment or require any further information.

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