



## 11 Chester Close

ST7 1SP

**£254,500**



3



1



2



STEPHENSON BROWNE



## Immaculately Presented Three Bedroom Semi-Detached Bungalow with Stunning Orangery and Generous Garden

Set in a quiet and sought-after location, this immaculately presented three-bedroom semi-detached bungalow offers beautifully extended and well thought-out accommodation throughout. Occupying a generous plot, the property provides ample parking for multiple vehicles, complete with an EV charging point, solar panels, and a car port leading to a garage, currently utilised as a practical utility space with a range of storage units.

Internally, the home has been tastefully updated and extended to the rear to include a stunning orangery, which floods the space with natural light and offers uninterrupted views over the beautifully landscaped garden. The living room, kitchen, and orangery all benefit from a bespoke lighting scheme thoughtfully installed by the current owners, enhancing the ambiance and functionality of each space.

To the rear, the generous tiered garden is a true highlight, designed for both relaxation and practicality. Steps from the garage and orangery lead down to the first tier, where you'll find an artificial lawn, water feature, patio with a charming pagoda, and an abundance of mature shrubs, plants, and trees. The second tier offers a sun-soaked patio area, perfect for enjoying warm summer evenings, and leads to a raised vegetable bed, greenhouse, and strawberry patch.

At the far end of the garden, there is a large workshop equipped with power and lighting and a garden shed, ideal for gardening enthusiasts or hobbyists. The garden backs onto tranquil woodland, offering a peaceful and private setting, and features well-designed lighting throughout, creating a magical atmosphere after dusk. An integral storage area is conveniently located beneath the summer room for additional space.

This exceptional home perfectly blends modern comfort with outdoor charm, ideal for those seeking space and tranquillity.





### **Living Room**

16'11" x 10'9"

With double glazed doors leading to the orangery a modern wall mounted fireplace, spotlights, accent lighting, laminate flooring and radiators.

### **Kitchen/Orangery**

22'0" x 17'1"

With double glazed windows and doors leading to the rear garden and side access with fly screens, full tilt velux windows, spotlights and a range of lighting. Kitchen with a range of matching wall and base units, integrated fridge/freezer, dishwasher, wall mounted oven and microwave, five burner hob with extractor fan over, plinth heater, ceiling sun tunnel, laminate flooring and underfloor heating throughout.

### **Master Bedroom**

12'9" x 10'9"

With double glazed bay window to the front elevation, fitted wardrobes, fitted carpets and radiator.

### **Bedroom Two**

8'9" x 8'5"

With double glazed bay window to the front elevation, fitted cupboards, laminate flooring and radiator.

### **Bedroom Three**

6'7" x 6'2"

With double glazed window to the side elevation and laminate flooring.

### **Shower Room**

6'7" x 6'2"

With double glazed window to the side elevation, shower enclosure, w.c. with push button flush, wash hand basin with storage underneath, alcove with lighting, heated mirror, ceiling spotlights and heated towel rail and underfloor heating.

### **Council Tax**

The council tax band for this property is B.

### **Tenure**

We have been advised that the property tenure is FREEHOLD, we would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

### **Copyright**

The copyright of all details, photographs and floorplans remain the possession of Stephenson Browne.

### **Alsager AML Disclosure**

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction. This is a non-refundable

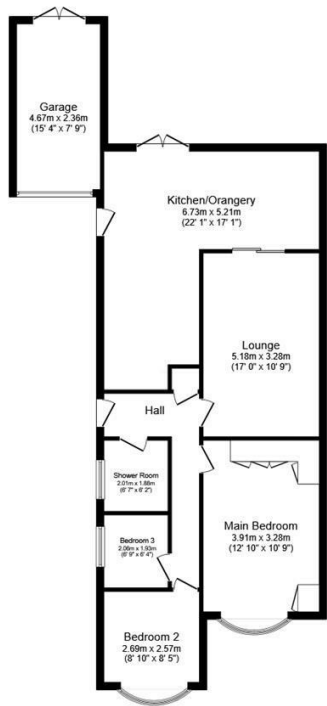




fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.



Floor Plan



Floor Plan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

Area Map



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 <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give note that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees. and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to be the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty in relation to this property; (4) fixtures and fittings are subject to a formal list supplied by the vendors solicitor. Referring to: Move with Us Ltd Average fee: £123.64

13 Crewe Road, Alsager, Stoke On Trent, ST7 2EW  
T: 01270 883130 E: [alsager@stephensonbrowne.co.uk](mailto:alsager@stephensonbrowne.co.uk) W: [www.stephensonbrowne.co.uk](http://www.stephensonbrowne.co.uk)