Whittaker & Biggs Est. 1930
Rostons Group

18 Dart Close, Biddulph, Stoke-On-Trent, ST8 7HG

Offers Over £250,000

- Situated Within The Sought After Thames Drive Estate
- Two Well-Proportioned Reception Rooms
- Separate Utility In Garage
- No Upward Chain
- Cul-De-Sac Corner Plot Position
- Principal Bedroom Having En-Suite And Built-In Wardrobes
- Integral Garage
- Three Bedroom Detached Bungalow
- Conservatory To The Rear
- Private Enclosed Rear Garden With Decking And Established Shrubs

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18 Dart Close, Stoke-On-Trent ST8 7HG

RECENTLY REDUCED BY £20,000 Situated in a sought-after residential location on the Thames Drive Estate, this spacious three-bedroom detached bungalow offers versatile accommodation throughout and is ideal for a range of buyers looking for single-level living.

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Council Tax Band: C

Occupying a generous corner plot, the property benefits from a driveway providing off-road parking, an attractive front garden and an integral garage fitted with an electric roller door.

Internally, the accommodation comprises of an entrance hallway leading through to a well-proportioned dining room with an archway leading to a fitted kitchen off to the side. There is also a good sized separate bay fronted living room to the front of the property offering flexible living and dining space.

The principal bedroom benefits from its own en-suite facilities, whilst the second bedroom features built-in mirrored wardrobes. A third bedroom enjoys direct access into the conservatory, creating a pleasant additional sitting area overlooking the rear garden. A modern wet room completes the internal accommodation.

The inner hallway leads to the integral garage at the side of the property which benefits from an electric roller door and is complemented by a separate utility area with a range of cupboards and base units, providing additional storage and practicality. There is also an additional door to the rear giving access to the garden.

Externally, the property offers a low-maintenance garden to the front. The rear garden enjoys a decked patio area ideal for outdoor entertaining, alongside a variety of established shrubs and planting which creates a pleasant and private outdoor setting.

Early viewing is highly recommended to appreciate the space and potential this detached bungalow has to offer.

Entrance Hallway
UPVC front entrance door with obscured glass panels, UPVC double glazed window to the side aspect with obscured glass panel, radiator.

Dining Room
9'3" x 9'8"
2 x wall light points, built-in alcove storage cupboard , radiator.

Kitchen
8'6" x 8'0"
Built-in cupboards and base units with fitted worksurface over, room for freestanding cooker, integral extractor fan, one bowl drainer sink with stainless steel mixer tap over, UPVC double glazed leaded windows overlooking the front aspect, tiles to walls, tile-effect flooring.

Living Room
11'5" reducing to 10'3" x 21'1"
UPVC double glazed leaded bay window to the front aspect, electric fireplace with fitted surround, 2 x radiator, 2 x wall light points.

Inner Hallway

Bedroom Two
10'3" into wardrobe x 10'11"
Built-in mirrored wardrobe, UPVC double glazed window to the rear elevation, radiator.

Bedroom Three
9'4" x 7'10"
UPVC double glazed sliding door with glass panels leading through to conservatory, radiator.

Conservatory
10'7" x 11'0"
Of brick and UPVC construction, UPVC double glazed window looking through to the the principal bedroom, UPVC double glazed windows overlooking the rear garden, UPVC glass panel door leading to rear garden,

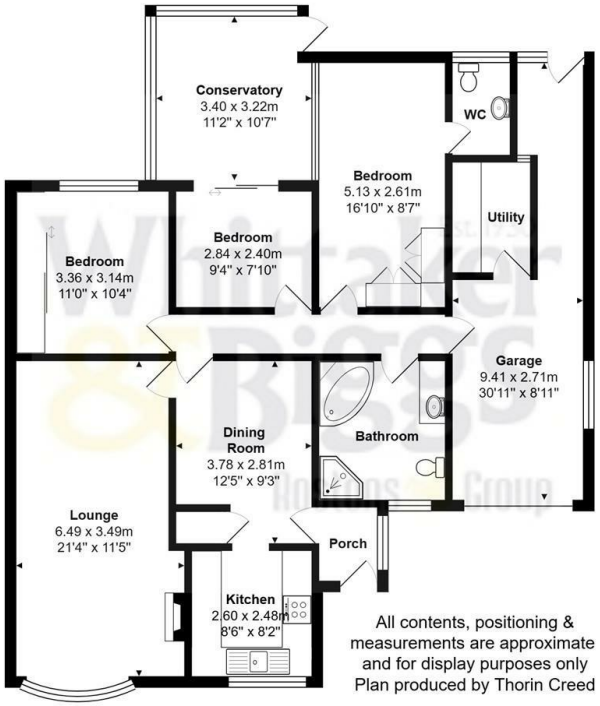
Bedroom One
8'2" x 15'1"
Fitted wardrobes, fitted overhead units, en-suite, UPVC double glazed window looking through to conservatory, radiator

En-Suite
Fitted vanity unit with mirror, overhead recessed lights, wash hand basin having stainless steel mixer tap over, towel radiator, WC, UPVC double glazed window overlooking the rear aspect.

Wet Room
8'3" x 8'10"
Having electric shower with detachable showerhead, drainer to floor, WC, wash hand basin with stainless steel taps over, extractor fan to wall, UPVC double glazed obscured panel window overlooking the front aspect.

Integral Garage
Electric roller garage door, Worcester Boiler, UPVC double glazed door with glass panel leading to rear garden, access through to utility;

Utility
Fitted cupboards and base units, room for washing machine.



Total Area: 105.1 m² ... 1131 ft² (excluding utility, garage)

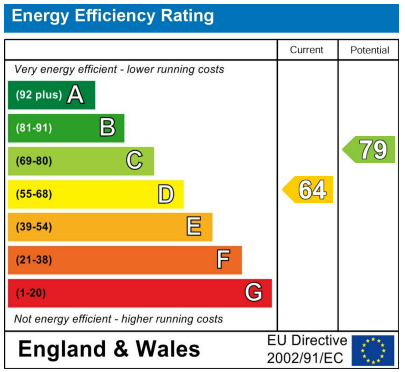
Directions

Viewings

Viewings by arrangement only. Call 01782 522117 to make an appointment.

Council Tax Band

C



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