Whittaker&Biggs Est. 1930
Rostons Group

Driftwood Reacliffe Road, Rudyard, Leek, Staffordshire, ST13 8RS

£1,200 Per Month

45-49 Derby Street, Leek, Staffordshire, ST13 6HU 01538 372006

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Driftwood Reacliffe Road, Leek ST13 8RS

Nestled on the picturesque Rudyard Lake on a plot of approximately 0.12 of an acre, this charming house offers a unique opportunity for those seeking a lakeside retreat. Built in 2001, the property boasts a modern design while providing the warmth and comfort of a family home. With two well-proportioned bedrooms and a thoughtfully designed bathroom, this residence is perfect for small families or couples looking for a peaceful escape.

The inviting reception room serves as the heart of the home, providing a welcoming space for relaxation and entertaining. The property is further enhanced by its full residency status, allowing you to enjoy all the comforts of home in this idyllic setting.

One of the standout features of this property is the ample parking space, accommodating up to four vehicles, which is a rare find in such a desirable location. The surrounding area offers not only stunning views but also the added benefit of boating and fishing rights, making it an ideal spot for outdoor enthusiasts.

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Council Tax Band: B

Lower Ground Floor

Sitting Room
17'11" x 14'9"
UPVC double glazed patio doors with sidelight windows to the decked area, UPVC double glazed picture to each side aspect, log burner, slate hearth, 2x radiators, exposed brick walls.

Ground Floor

Entrance
11'9" x 11'8"
Max measurement
Wood double glazed door to the side aspect, radiator, wood double glazed door to the balcony, wood double glazed window to the rear, 2x Velux skylights, stairs to the first floor.

Balcony
17'8" x 7'7"
Wood construction, lighting, electric heaters.

Kitchen
12'8" x 5'0"
Wood double glazed window to the rear, radiator, metal sink unit, chrome taps, freestanding Zanussi cooker, Bosch extractor hood, open shelving, space for an under counter fridge (under stairs).

Storage
9'4" x 5'4"
Open shelving, wood door to the frontage.

Hallway
7'7" x 2'10"
Stairs to the lower ground floor.

Bathroom
8'4" x 5'2"
Wood double glazed window to the side aspect, panel bath, chrome taps, shower over, glass shower screen, pedestal wash hand basin, chrome taps, low level WC, vintage style radiator.

Utility
3'6" x 4'7"
Space and plumbing for a washing machine.

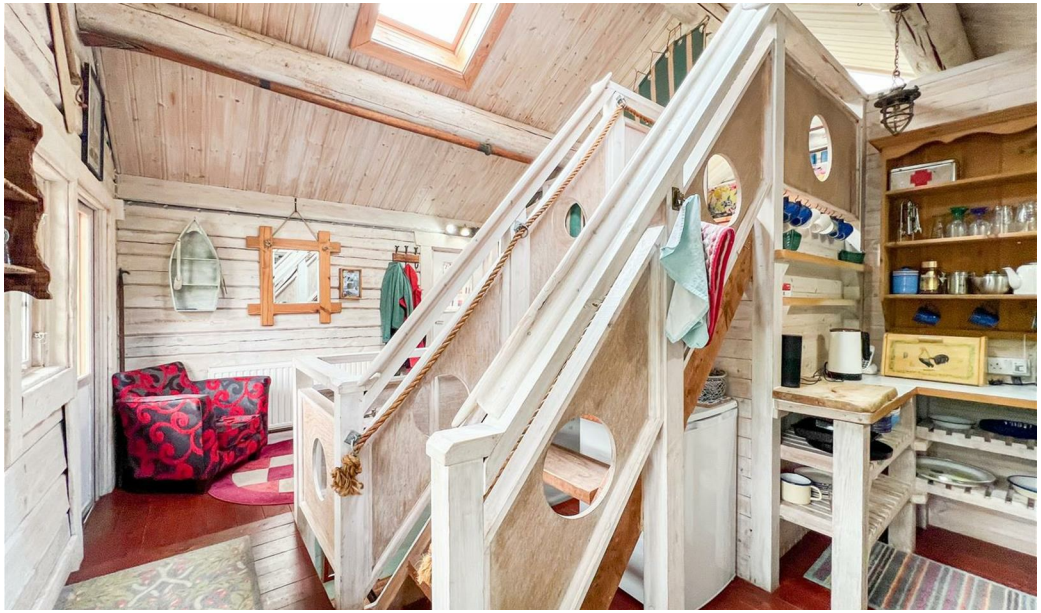
Bedroom Two
9'6" x 8'0"
Wood double glazed window to the frontage, corner wall mounted wash hand basin, chrome taps, radiator.

First Floor

Bedroom One
17'0" x 9'10"
2x Velux skylights.

Externally

To the frontage, stone steps down to the property, timber shed, security lighting, parking space.
To the rear, balcony, decked area, steps down to a wooden jetty, space and power for a hot tub, timber shed.



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 as to their operability or efficiency can be given.
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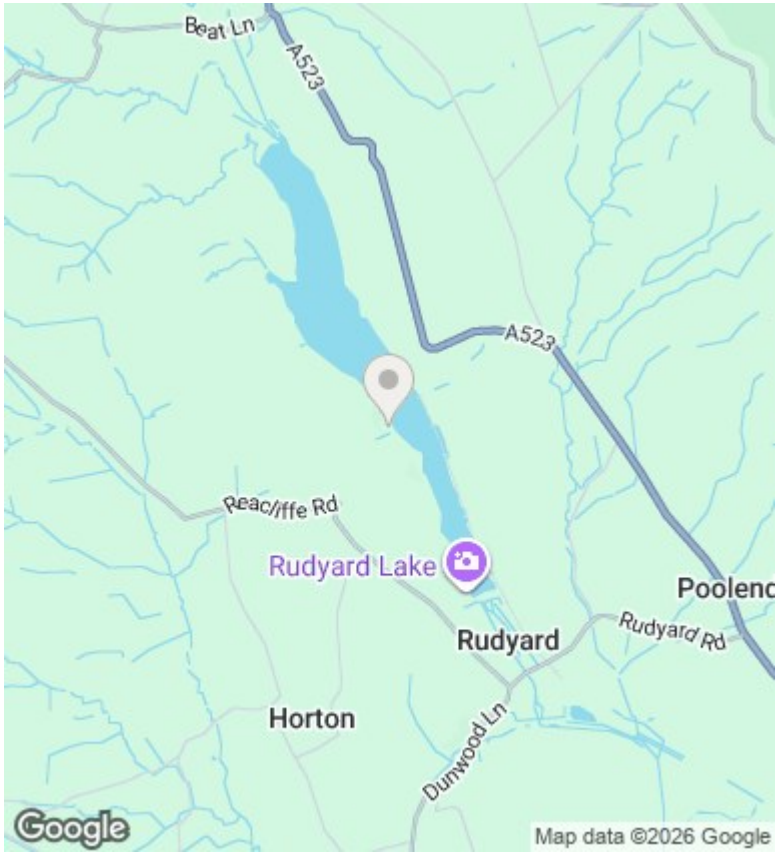


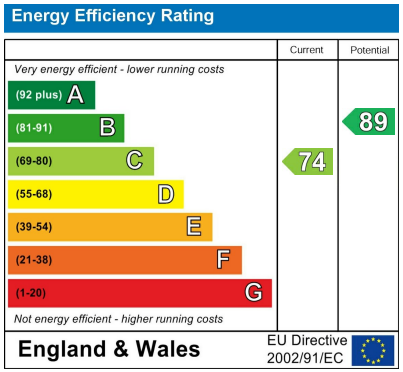
Directions

Viewings

Viewings by arrangement only. Call 01538 372006 to make an appointment.

Council Tax Band

B



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