DENISE WHITE™
BESPOKE ESTATE AGENT









313 Cheadle Road, Cheddleton, ST13 7BQ

Offers in excess of £250,000

"Every home has a story, and sometimes the most special ones are those waiting for someone to write their next chapter."

A two-bedroom detached bungalow occupying a lovely tucked-away position along Cheadle Road, Cheddleton. Offering generous and versatile accommodation throughout, the property presents an exciting opportunity for buyers looking to modernise and create a home to their own taste. Enjoying a private rear garden with attractive open countryside views, alongside off-road parking to the front, this is a property with plenty of potential in a particularly appealing setting.

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Denise White Estate Agent Comments

Occupying a particularly appealing position, tucked away from the main road and enjoying a lovely sense of privacy, this two-bedroom detached bungalow presents an exciting opportunity for those looking to create a home tailored entirely to their own tastes and requirements. Offering generous and versatile accommodation throughout, together with a pleasant rear garden and far-reaching views across the surrounding countryside, the property offers plenty of scope for improvement and transformation.

Internally, the accommodation begins with an entrance hallway providing access to the principal rooms, including a well-proportioned kitchen offering excellent potential for a variety of layouts and configurations. A useful rear porch sits just off the kitchen, providing additional everyday practicality and access out into the garden.

The living accommodation comprises a spacious lounge which opens through into a separate dining area, creating a generous overall reception space with plenty of flexibility. Whether retained as a traditional lounge and dining arrangement or adapted to better suit individual requirements, these rooms offer an excellent opportunity to make the most of the available space. There is also potential to explore alternative uses for the dining room, subject to any necessary consents and regulations.

Completing the internal accommodation are two well-proportioned bedrooms, including a particularly spacious principal bedroom offering excellent flexibility when considering furniture arrangements, alongside a comfortable second double bedroom. A family bathroom completes the layout.

Externally, the property really begins to showcase its appeal. The rear garden enjoys a lovely degree of privacy, with attractive open views across the surrounding fields and countryside, creating a wonderful sense of space and a semi-rural feel. With some attention and landscaping, there is fantastic potential to transform the garden into an attractive outdoor retreat, perfectly positioned to make the most of its outlook. To the front, the property also benefits from off-road parking.

Offering a combination of privacy, generous accommodation, countryside views and considerable scope for improvement, this is an exciting opportunity to acquire a detached bungalow in a particularly appealing position, with the potential to create something truly special.

Location



Situated in the popular village of Cheddleton in a well established residential area within easy travelling distance to the market town of Leek and Stoke-on Trent. Cheddleton provides easy access to some stunning countryside, ideal for people wanting to enjoy the all the countryside has to offer.

Cheddleton is a small village located in the Staffordshire Moorlands district of Staffordshire, England. The village is situated on the banks of the River Churnet and is surrounded by beautiful countryside. Cheddleton is known for its historic buildings, including the 13th-century St. Edward's Church and the Cheddleton Flint Mill, which dates back to the 18th century.

The village has a strong community spirit and is home to a number of local businesses, including a convenience store, and several pubs and restaurants. Cheddleton is also home to a number of community groups and organizations, including

a cricket club, a bowls club, and a history society. The village hosts a number of events throughout the year.

Enjoy the village's picturesque setting and historic attractions. The village is also a popular for walks and hikes in the surrounding countryside, including the Churnet Valley Way, a 10-mile walking trail that follows the River Churnet through the Staffordshire Moorlands.

Why We Love This Home!



What we particularly love about this home is the fantastic potential it offers, combined with its lovely tucked-away position and attractive countryside outlook. The bungalow provides a wonderful opportunity for someone to put their own stamp on a property and create something truly special, with generous accommodation and versatile living spaces to work with. Outside, the private rear garden enjoys lovely open views across the surrounding fields, offering the perfect opportunity to create a peaceful outdoor retreat. With off-road parking, a good degree of privacy scope for improvement, this is a home where the possibilities really are endless.

Hallway

Kitchen

12'4" x 10'6" (3.76 x 3.21)





Lounge

13'2" x 12'8" (4.03 x 3.87)



Dining Room

12'7" x 12'0" (3.84 x 3.66)

Bedroom One

17'5" x 9'4" (5.32 x 2.87)



Bedroom Two

11'6" x 8'6" (3.53 x 2.61)



Bathroom

7'2" x 6'10" (2.19 x 2.10)



Outside



The outside space is a real highlight, with the property enjoying a lovely private position and an attractive outlook across the surrounding countryside. The rear garden offers plenty of scope for landscaping and improvement, with the opportunity to create a beautiful outdoor space from which to enjoy the open views and semi-rural surroundings. To the front, there is off-road parking, adding further everyday convenience.

Agents Notes

Tenure: Freehold
Services: All mains services connected
Council Tax: Staffordshire Moorlands Band D

Please Note

Please note that all areas, measurements and distances given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only. Denise White Estate Agents has not tested any services, appliances or specific fittings — prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.

About Your Agent



"Work hard. Stay humble. Always be kind" - Denise White

Property is personal and so is our approach. Led by Denise White, our experienced team combines honest advice, local knowledge and standout marketing to help people move with confidence. More than property, it's about people, homes and the next chapter.

WE WON!



Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award for two years running; 2024 & 2025 from the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

Additionally the team have been successful in receiving the GOLD EXCEPTIONAL award from the British Estate Agency Guide 2025 & 2025 and being listed as one of the Top 500 Estate Agents in the UK.

The Best Estate Agency Guide assess data such as the time taken from listing as for sale to sale agreed, achieving the asking price vs the achieved price, market share of properties available, positive reviews and much more!

You Need A Solicitor!

The right solicitor keeps your move moving. We work with trusted conveyancing professionals and can arrange a quote to help get you sale-ready.

Do You Need A Mortgage?

Know your budget. Understand your options. Move with confidence. We can introduce you to a trusted mortgage adviser who will help you find the right way forward.

Property To Sell?

Let's get you moving. With honest advice, standout marketing and a proactive, experienced team, we'll showcase your home, find the right buyer and keep your sale moving, all starting with a free market appraisal.

Property To Let?

Great marketing. The right tenant. Everything taken care of. Choose from Let Only, Rent Collection or Fully Managed services, tailored to you, your property and how hands-on you want to be.

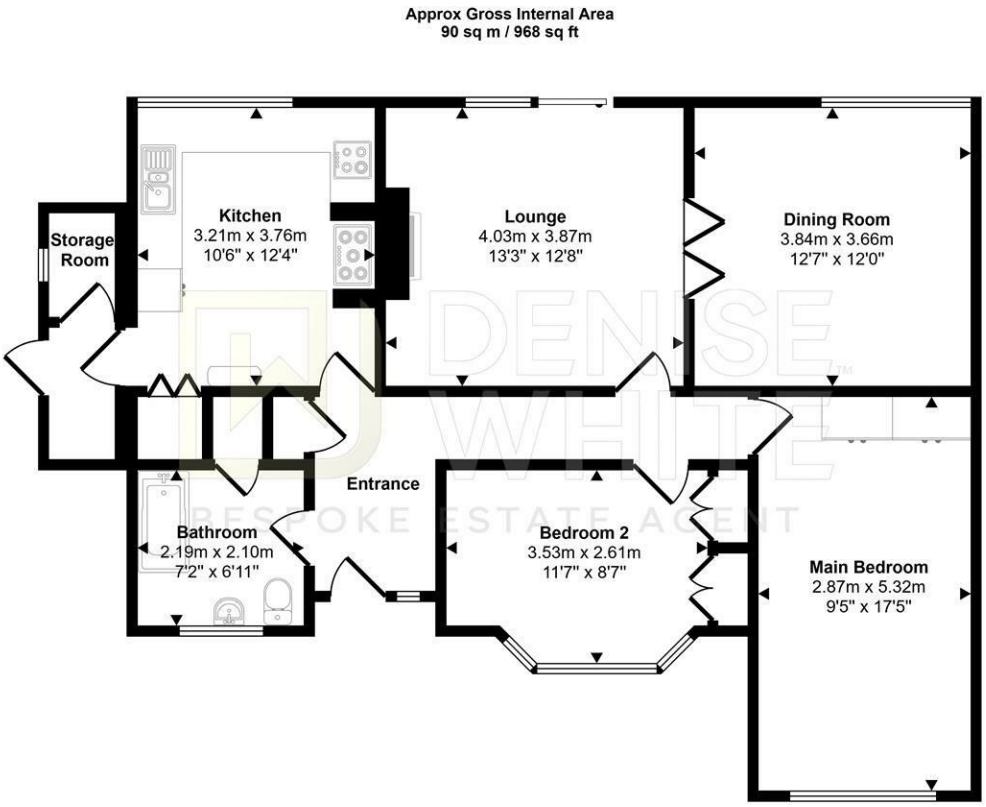
Buyer ID Checks

Once an offer is accepted on a property marketed by Denise White Estate Agents we are required to complete ID verification checks on all buyers and to apply ongoing monitoring until the transaction ends. Whilst this is the responsibility of Denise White Estate Agents we may use the services of Guild365, to verify Clients' identity. This is not a credit check and therefore will have no effect on your credit history. You agree for us to complete these checks, and the cost of these checks is £30.00 inc. VAT per buyer. This is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

CGI & AI-Enhanced Imagery Disclaimer

Some images may have been digitally enhanced or virtually staged using CGI or Artificial Intelligence (AI) for illustrative purposes only. These images may not reflect the property's current appearance or contents. Original, unedited photographs are provided for comparison, and AI imagery is identified within the listing.

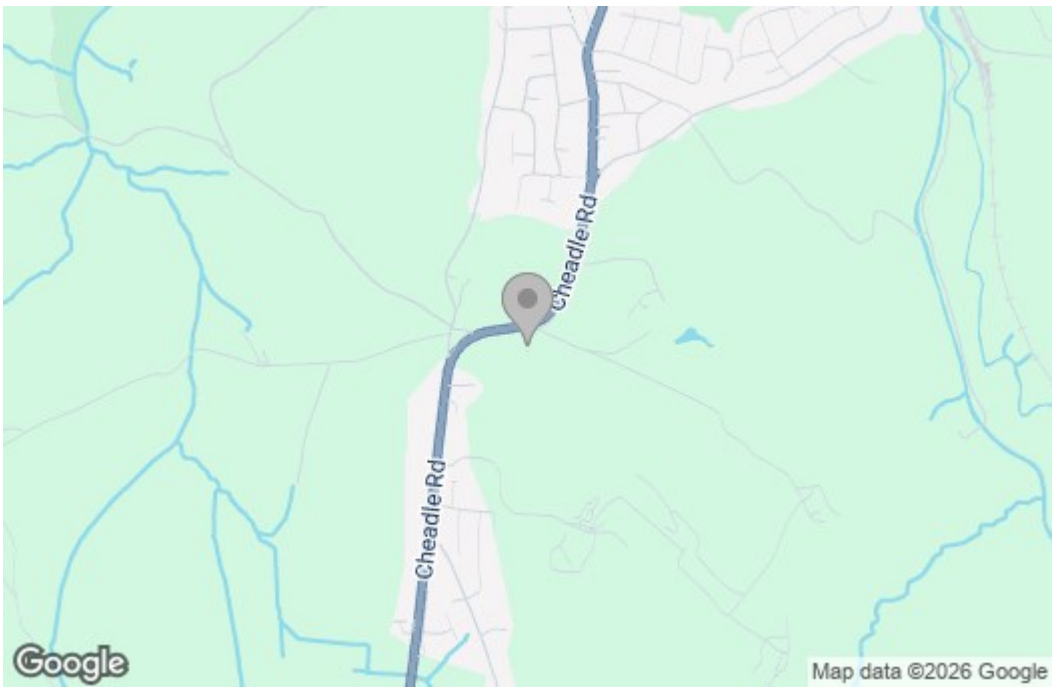
Floor Plan



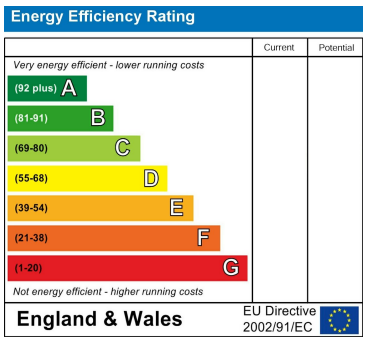
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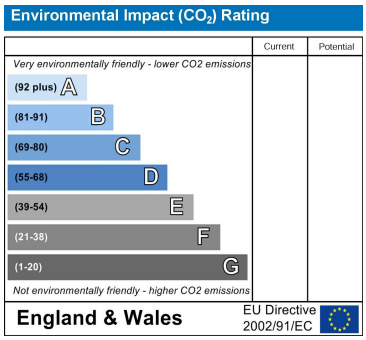
This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



Energy Efficiency Graph





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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