



STEPHENSON BROWNE



**Chester Road, Talke,  
Stoke-On-Trent** ST7 1SD

Offers Over £375,000



# DESCRIPTION

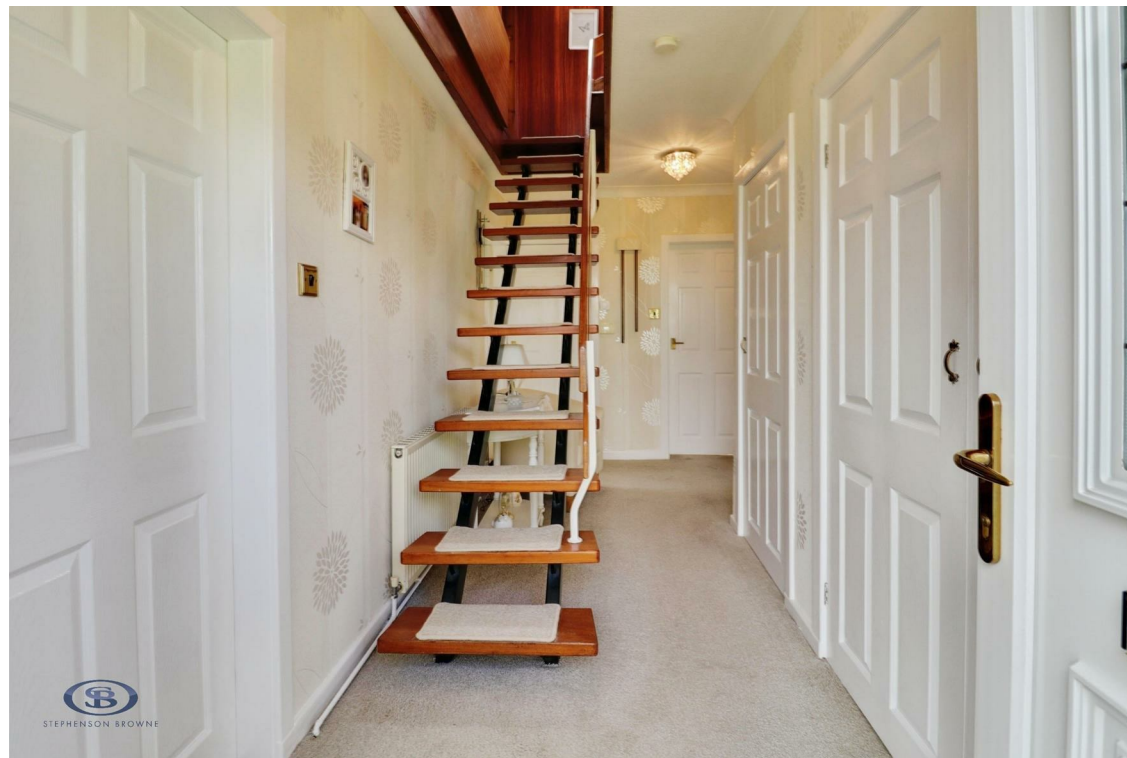
Chain Free! Spacious Dormer Bungalow with Stunning Mow Cop Views  
Situating in the popular residential area of Talke, this spacious three-bedroom dormer bungalow enjoys an elevated position with outstanding views towards Mow Cop. Offering versatile accommodation and generous living space, this well-maintained home presents a fantastic opportunity in a sought-after location.

A welcoming entrance hall provides access to a useful cloakroom and storage cupboard. The impressive front reception room is flooded with natural light from two large windows, perfectly framing the far-reaching views, whilst a second reception room to the rear, complete with fitted wardrobes, offers flexibility as a sitting room, dining room or additional bedroom.

Also on the ground floor is a second bedroom with fitted wardrobes, an airing cupboard housing the hot water tank, a shower room, and a spacious kitchen/diner enjoying the same delightful outlook. The kitchen flows through to the conservatory, which provides access to the rear garden.

Externally, the low-maintenance tiered rear garden offers a pleasant outdoor space and benefits from direct access to the substantial double garage, complete with a WC and ample room for storage or workshop use. A driveway in front provides additional off-road parking.

To the first floor, the generous third bedroom enjoys a skylight and two large windows taking full advantage of the stunning views. A useful loft/storage room with additional eaves storage is accessed directly from the bedroom. Lawned gardens wrap around the front and side of the property, complemented by attractive flower beds and bordered edges. Offered to the market chain free, viewing is highly recommended.





# ROOM DESCRIPTIONS

## Ground Floor

### Entrance Hall

15'11" x 7'4"

### Cloak Room

6'6" x 1'10"

### Storage

2'11" x 1'6"

### Living Room

12'10" x 14'7"

### Conservatory

7'3" x 6'8"

### Kitchen/Diner

13'9" x 13'5"

### Lounge/Bedroom One

13'10" x 11'2"

### Airing Cupboard

### Shower Room

7'4" x 8'0"



### Bedroom Two

11'2" x 13'10"

### First Floor

### Bedroom Three

18'10" x 11'4"

### Attic/Storage Room

7'9" x 13'8"

### External

### Detached Double Garage (with W.C.)

17'8" x 17'10"

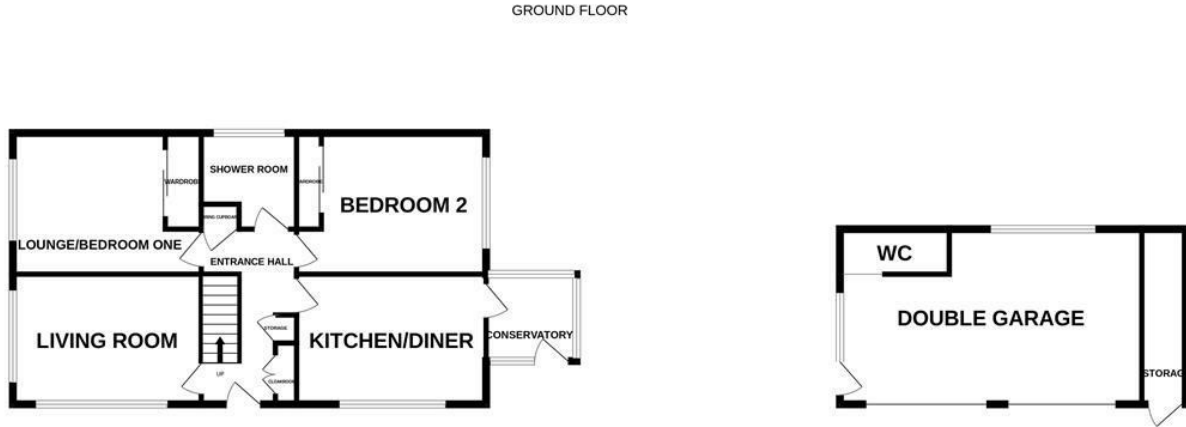


### Stephenson Browne AML Disclosure

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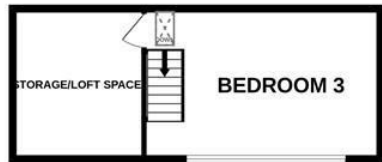
# Floorplans



1ST FLOOR



STEPHENSON BROWNE



01782 625734

# Area Map



# EPC Rating

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			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	67	77

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			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

# Viewing

Please contact our office using the details provided on the final page if you are interested in booking a viewing or require further information.

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