chase owl estates

Landor House 6A Taylors Lane

, Rugeley, WS15 2BX

Offers in the region of £475,000

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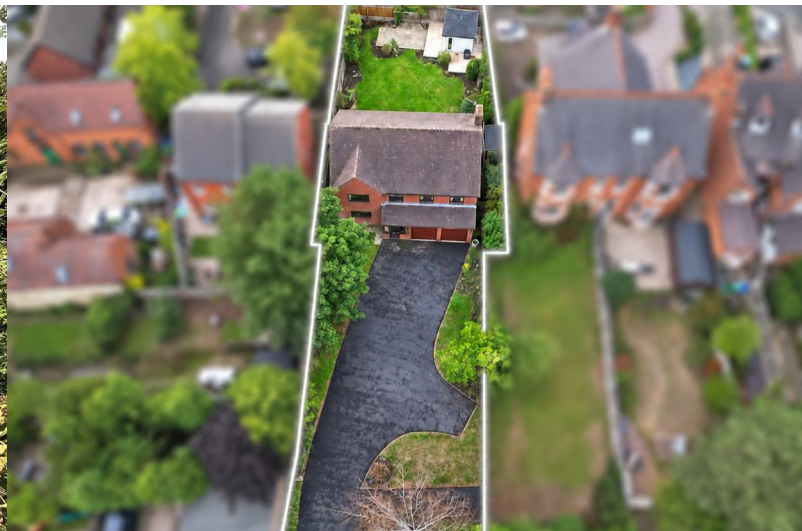

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, Rugeley, WS15 2BX

Offers in the region of £475,000

Tucked away on a private garden plot Landor House was built by the current family to offer a spacious four bedroom family home with the practicality of being close to the town centre and its amenities. A viewing is highly recommended of this lovely detached home and the accommodation comprises of:

Entrance Porch

Approached from front entrance door with side screens and windows to side with light point and granite flooring. Further door leading to Hallway.

Reception Hallway

Having three light points, coving, two designer radiators, granite flooring and useful under stairs storage. Stair case leading to First Floor Landing.

Guest Cloakroom

Comprising closet w.c and vanity sink. Ceiling light point, coving, radiator, granite walls and flooring and double glazed window to rear aspect.

Fitted Kitchen

12'6" x 7'10" (3.81m x 2.39m)

Having a range of hand made wall and base mounted units with granite work surfaces, incorporating inset Belfast sink with mixer tap. Induction cooker with extractor hood over and dishwasher. Ceiling light points, coving, designer radiator, granite flooring and double glazed window to front aspect. Door to Utility Room.

Utility Room

6'8" x 6'4" (2.03m x 1.93m)

Having washing machine, tumble dryer and fridge. Ceiling light point, granite walls and flooring, heated towel rail and door with window to side elevation.

Lounge

13'11" x 12'8" (4.24m x 3.86m)

Having inset living flame gas fire on hearth. Two ceiling light points, radiator, granite flooring and double glazed window to rear aspect. Double doors opening to;

Dining Room

13'8" x 10'6" (4.17m x 3.20m)

Having two ceiling light points, coving, granite flooring, radiator and French double glazed doors to Rear Garden.

Study

10'0" x 6'9" (3.05m x 2.06m)

Having ceiling light point, radiator, coving, granite flooring and double glazed window to rear aspect.

Galleried Landing

Approached from Hallway and having three light points, coving, radiator and double glazed window to front aspect.

Master Bedroom

17'8" x 10'5" (5.38m x 3.18m)

Having two built in walk in wardrobes. Two ceiling light points, radiator and two double glazed windows to rear aspect.

En Suite

Comprising panelled bath with shower over and screen, pedestal hand wash basin and low level w.c. Ceiling light point, radiator, extractor fan, coving, part tiling to walls and double glazed window to rear aspect.

Bedroom Two

16'10" x 10'11" (5.13m x 3.33m)

Having two ceiling light points, coving, two radiators and two double glazed windows to front aspect.

Tel: 01889 358172

Bedroom Three

13'8" x 12'11" (4.17m x 3.94m)

Having two ceiling light points, radiator, coving and double glazed window to rear aspect

Bedroom Four

12'6" x 7'2" (3.81m x 2.18m)

Having ceiling light point, radiator, coving and double glazed window to front aspect.

Bathroom

Comprising 'p' shaped jacuzzi bath with shower over and screen, pedestal hand wash basin and low level w.c. Ceiling light point, extractor fan, coving, heated towel rail, laminate flooring, full tiling to walls and airing cupboard housing hot water cylinder. Two double glazed windows to side aspect.

Outside

The property is accessed via a private shared driveway leading to a good sized driveway providing parking for numerous vehicles.This in turn leads to the ;

DETACHED DOUBLE GARAGE (17'1" X 16'9")
Having wooden doors with power and lighting. Wall mounted boiler.

A lawned fore garden with borders and gates to both sides leading to the enclosed rear. The rear garden being south facing and having paved patio to shaped lawn with flower borders. A further seating area with summer house. Useful outside tap

Agents Notes

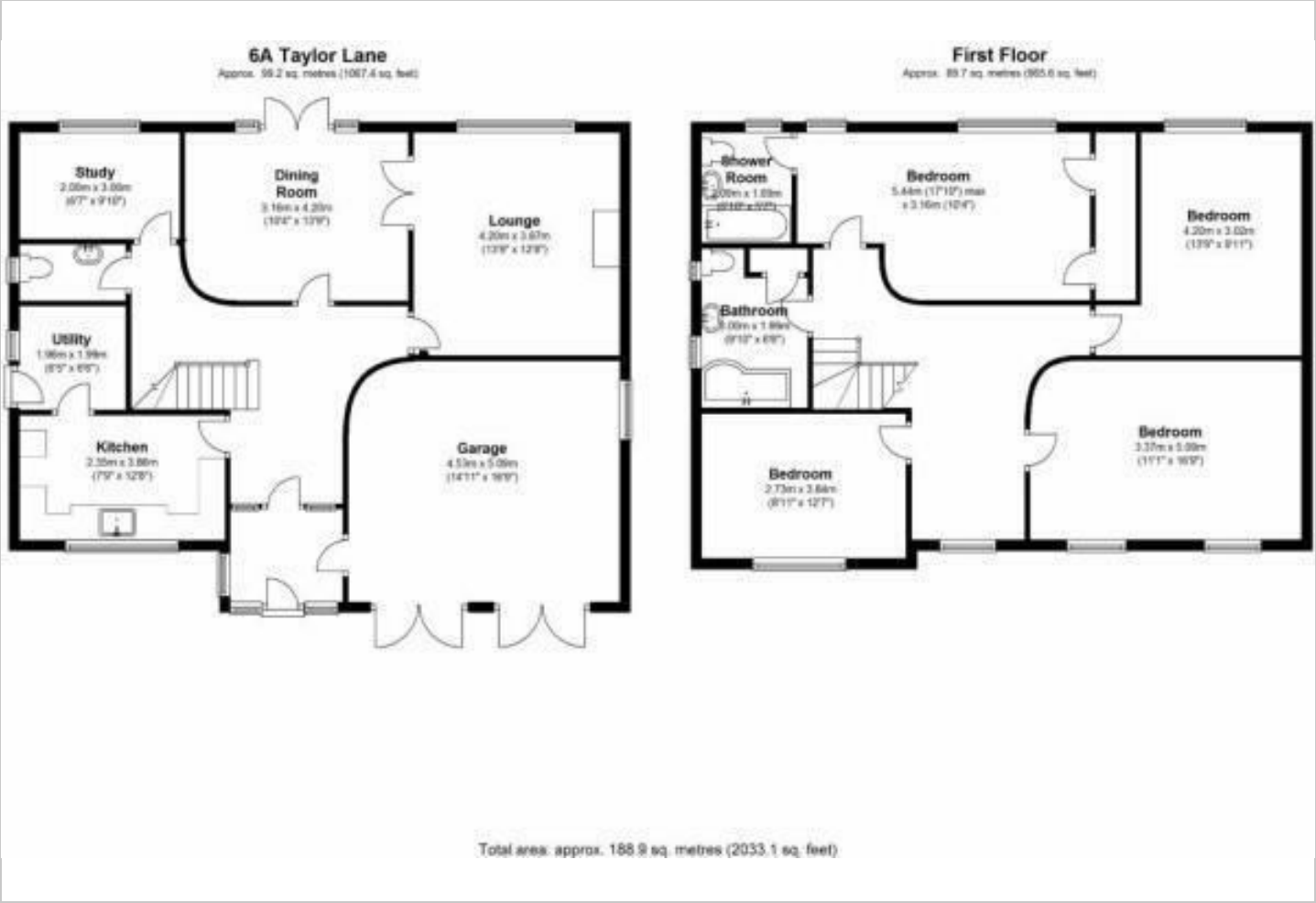
We have not tested any of the electrical, central heating or sanitary ware appliances. Purchasers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements quoted in these sales particulars are approximate.
Fixtures and Fittings:
All those items mentioned in these particulars by way of fixtures and fittings are deemed to be included in the sale price. Others, if any, are excluded. However we would always advise that this is confirmed by the purchaser at the point of offer.
Money Laundering;
Any purchasers will be asked to produce identification documents and proof of funding before instruction of Solicitors.

Road Map

Hybrid Map

Terrain Map

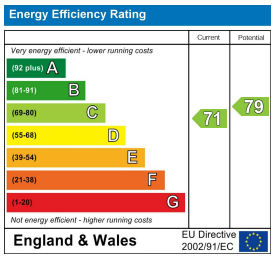
Floor Plan



Viewing

Please contact our Chase Owl Estates Ltd Office on 01889 358172 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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