



110 Park Lane

Knypersley, ST8 7BQ

Price £255,000



Carters are delighted to welcome to the market this beautifully presented and stylish three-bedroom semi-detached home, occupying an enviable position on the highly desirable Park Lane in Knypersley. Offering spacious and versatile accommodation, an impressive rear garden and contemporary interiors throughout, this superb property is also offered for sale with no onward chain.

Approached via a tarmac driveway providing ample off-road parking for several vehicles, the property opens into a welcoming and well-appointed interior.

The ground floor offers two separate reception rooms. The attractive living room features a bay window to the front elevation, allowing plenty of natural light, together with an electric fire creating a comfortable focal point. The separate dining room provides an ideal space for entertaining, with patio doors opening directly onto the rear garden.

A spacious kitchen provides excellent everyday practicality, complemented by a useful ground-floor cloakroom and utility area.

To the first floor are three generously proportioned bedrooms, together with a well-appointed four-piece family bathroom suite.

Outside, the rear garden is a particularly appealing feature of the home. Predominantly laid to lawn, it offers plenty of space for families, entertaining and outdoor enjoyment, while an Indian stone paved patio provides the perfect setting for alfresco dining and relaxing during the warmer months.

Combining a stylish interior, excellent living space, generous gardens and a sought-after Knypersley location, this is a home that deserves to be viewed.

Early viewing is highly recommended to fully appreciate everything this impressive property has to offer.

110 Park Lane

Knypersley, ST8 7BQ

Price £255,000



Entrance Hall

UPVC double glazed entrance door to the front elevation.

Radiator. Stairs to the first floor.

Living Room

13'4" x 12'3" (4.06m x 3.73m)

UPVC double glazed box bay window to the front elevation.

Electric fire. Radiator. Carpet.

Dining Room

13' x 12' (3.96m x 3.66m)

UPVC double glazed sliding patio doors to the rear garden. UPVC double glazed window to the side elevation.

Radiator. Laminate flooring.

Kitchen

8' x 10'10" (2.44m x 3.30m)

UPVC double glazed entrance door to the side elevation. UPVC double glazed window to the rear elevation.

Recessed ceiling down lighters. Fitted wall, base and drawer units. Laminate work surfaces. Built in electric oven. Built in four ring gas hob with a built in extractor hood over. Stainless steel sink with a mixer tap and a drainer. Space for a fridge freezer. Integrated dishwasher. Partially tiled walls. Tiled flooring.

Utility / W.C

UPVC double glazed window to the side elevation.

Wall mounted wash hand basin with a tiled splash back. Mid level w.c. Space and plumbing for a washing machine. Vinyl flooring.

Stairs and Landing

UPVC double glazed window to the side elevation.

Access to the loft space.

Bedroom One

11'11" x 10'2" (3.63m x 3.10m)

UPVC double glazed window to the rear elevation.

Radiator. Carpet.

Bedroom Two

10'1" x 11" (3.07m x 3.35m)

UPVC double glazed window to the front elevation.

Radiator. Carpet.

Bedroom Three

6'4" x 8' (1.93m x 2.44m)

UPVC double glazed window to the front.

Radiator. Over stairs storage with fitted shelving and a clothing rail. Carpet.

Bathroom

5'9" x 8'3" (1.75m x 2.51m)

UPVC double glazed window to the rear elevation.

Extractor fan. Recessed ceiling down lighters. Shower enclosure with a mains fed shower. Panel bath. Pedestal wash hand basin. Mid level w.c. Fully tiled walls. Radiator. Tiled flooring.

Externally

Outside, to the front of the property, a driveway provides off-road parking for several vehicles. A secure gated access to the side leads through to the rear garden, which is mainly laid to

lawn and complemented by decorative shrub borders featuring a selection of seasonal plants and shrubs. There is also an Indian stone patio area, ideal for outdoor seating and entertaining, together with a convenient outside tap.

Additional Information

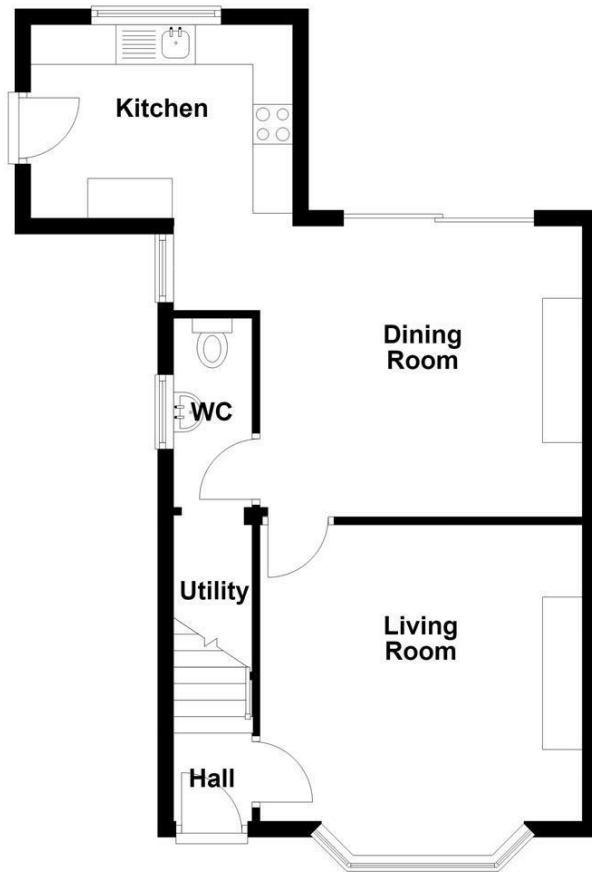
Freehold. Council Tax Band C.

Total Floor Area: TBC.

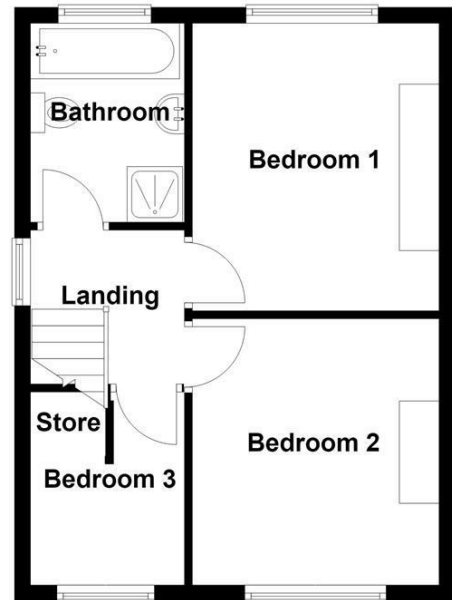
Disclaimer

Although we try to ensure accuracy, these details are set out for guidance purposes only and do not form part of a contract or offer. Please note that some photographs have been taken with a wide-angle lens. A final inspection prior to exchange of contracts is recommended. No person in the employment of Carters Estate Agents Ltd has any authority to make any representation or warranty in relation to this property. We obtain some of the property information from land registry as part of our instruction and as we are not legal advisers we can only pass on the information and not comment or advise on any legal aspect of the property. You should take advice from a suitably authorised licensed conveyancer or solicitor in this respect.

Ground Floor



First Floor



Road Map



Hybrid Map



Energy Efficiency Graph



Viewing

Please contact our Carters Estate Agents Office on 01782 470391 if you wish to arrange a viewing appointment for this property or require further information.

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.