



15, Alma Street, Stone, ST15 8EX



Offers

£230,000

Around

If you revel in the quirky, interesting & unusual then this traditional Victorian terrace will definitely float your boat. The house is on the corner of Alma Street and Tunley Street and offers far more than your average terrace, featuring good size, slightly unusually shape accommodation with entrance hall, two reception rooms, kitchen, three bedrooms and upstairs bathroom. The house is in good order and well presented throughout but does still offer new owners the opportunity to stamp their own mark. Step outside and you will discover an interesting garden arrangement with a sunny enclosed courtyard immediately to the rear and adjacent walled garden which fronts Alma Street. Very convenient location within walking distance of the town centre, railway station and a host of amenities. Offered for sale with no upward chain.



01785 811 800

<https://www.tgprop.co.uk>



Entrance Hall

Reception hall with part glazed front door and stairs to the first floor landing. Wood effect floor. Radiator.

Lounge

The sitting room has two windows to the front of the house and chimney breast with modern fireplace with oak surround and living flame gas fire. Wood effect flooring. Two radiators.

Dining Room

The dining room is off the hall, with window to the front of the house and French doors to the rear opening to the patio garden. Chimney breast with raised hearth and living flame gas stove. Wood effect flooring. Radiator.

Kitchen

An irregular shape kitchen which packs a lot into a small space. The kitchen is fitted with a range of modern wall & base cupboards with high gloss cabinet doors and contrasting black granite effect work surfaces with inset sink. Ceramic electric hob and built-under electric oven, space for an upright fridge freezer. Wood effect floor, rear facing window and back door to the patio garden.

Landing

Window to the front of the house

Bedroom 1

Spacious double bedroom with two windows to the front of the house. Built-in wardrobes with mirrored doors. Radiator.

Bedroom 2

Single bedroom with window to the rear of the house. Radiator.

Bedroom 3

Single bedroom with window to the front of the house. Radiator.

Bathroom

The bathroom features a white suite comprising; corner bath, corner shower enclosure with glass screen and thermostatic shower pedestal basin & WC. Wood effect floor. Radiator. Rear facing window.

Outside

To the rear there is an enclosed courtyard garden with plenty of space for sitting out enjoying the sunshine. Outside store which serves dual purpose as a utility room / laundry. Walled garden which adjoins the Alma Street boundary. Note; the garden is enclosed and there are no other properties with access across the rear.

General Information

Services; Mains gas, electricity, water & drainage. Gas central heating

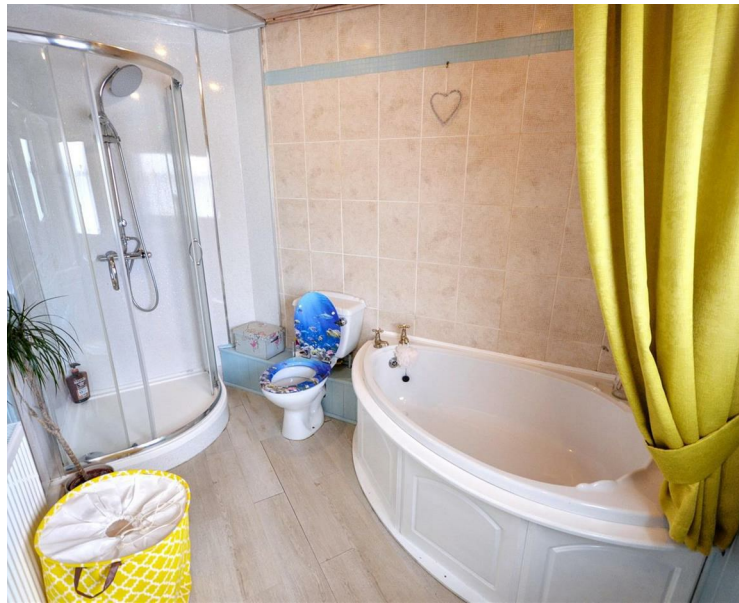
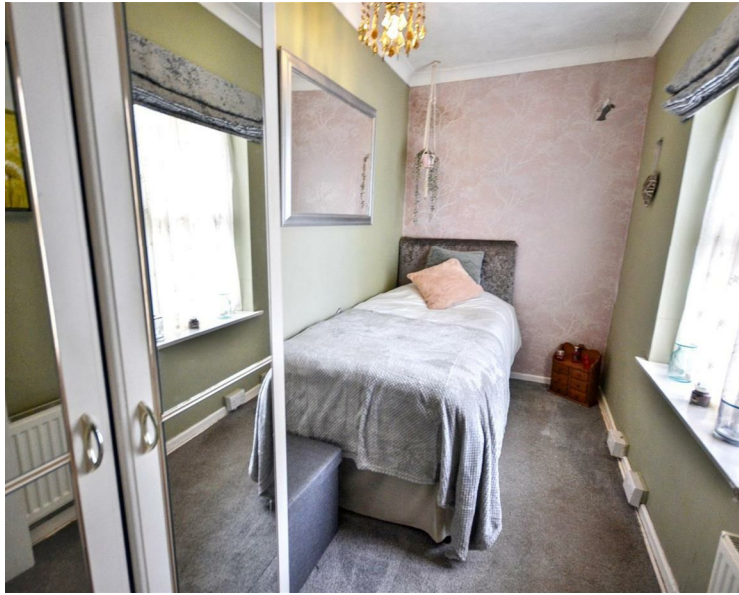
Tenure; Freehold

Council Tax Band B

Tenure; Freehold

Viewing by appointment

For sale by private treaty, subject to contract.
Vacant possession on completion



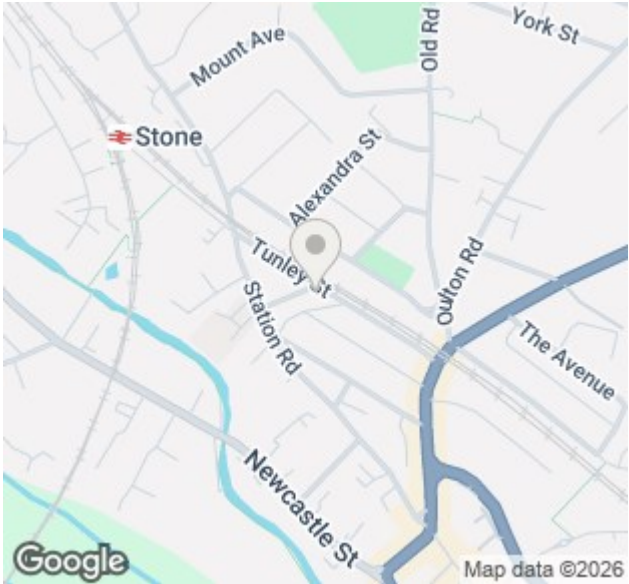
Approx Gross Internal Area
81 sq m / 873 sq ft



Ground Floor
Approx 39 sq m / 423 sq ft

First Floor
Approx 42 sq m / 450 sq ft

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.



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		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		