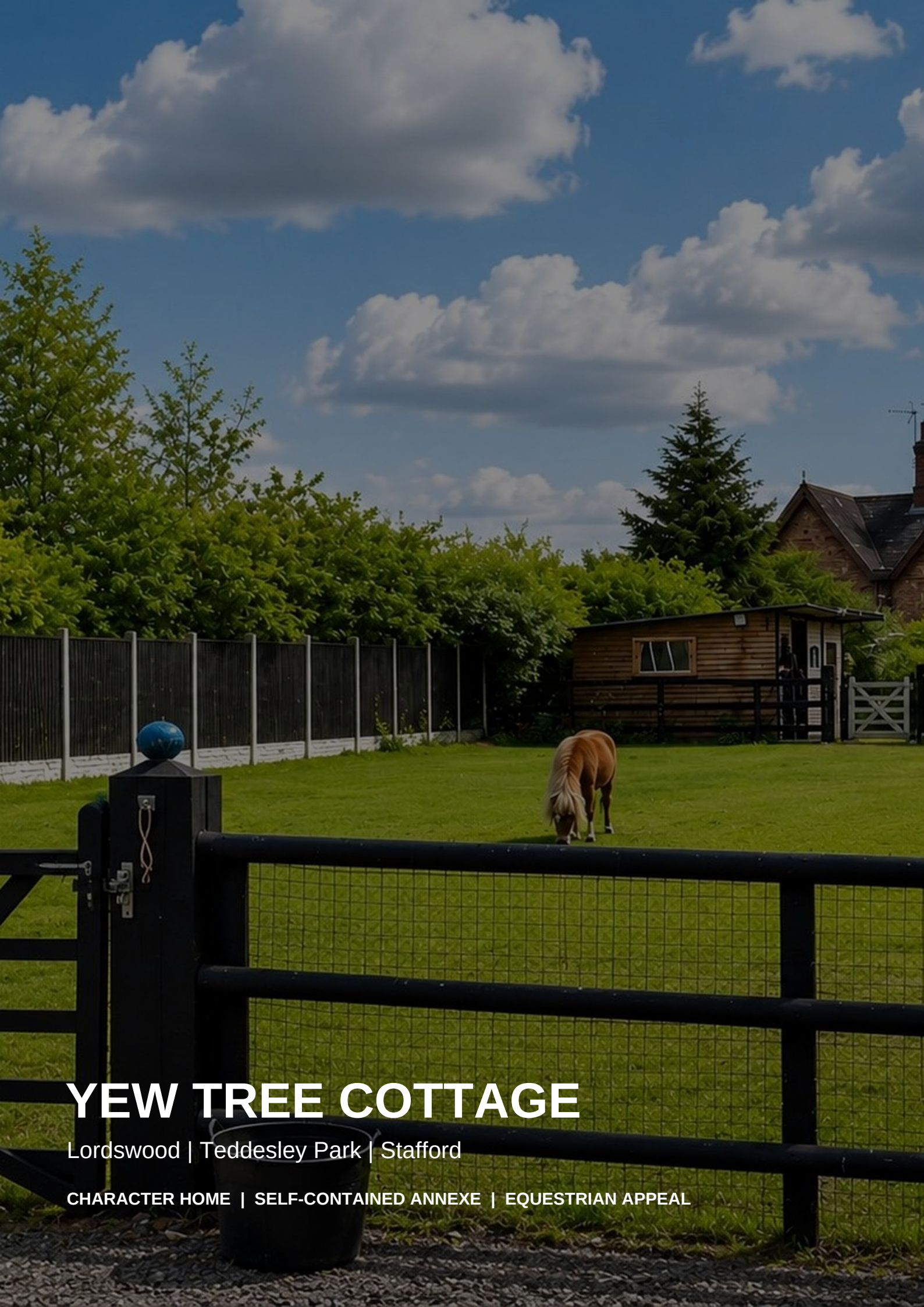




YEW TREE COTTAGE

Lordswood | Teddesley Park | Stafford

CHARACTER HOME | SELF-CONTAINED ANNEXE | EQUESTRIAN APPEAL

A distinctive country home

Flexible accommodation with a separate one-bedroom annexe



Yew Tree Cottage combines period character with practical, flexible living. The main home offers a generous kitchen/diner, lounge, conservatory, three bedrooms plus a study/ground-floor bedroom, while the adjoining self-contained annexe provides its own lounge, kitchen, shower room and bedroom. Outside, landscaped gardens, a paddock, stable facilities and a natural stream create a setting with particular appeal for buyers seeking space, privacy and an equestrian lifestyle.

Approx. 1,609 sq ft / 149.5 sq m

Main house plus 1-bedroom annexe

Paddock and stable facilities

Natural stream and mature gardens

Large kitchen/diner and conservatory

Cellar and useful utility space

The main home

Warm character, generous living space and thoughtful finishes



The kitchen/diner forms the heart of the home, with extensive cabinetry, generous work surfaces and room for a substantial dining table. The lounge and conservatory provide further living space, while exposed brickwork and carefully retained details add warmth and individuality. Upstairs are two bedrooms, an en-suite and a family shower room, with additional ground-floor bedroom/study accommodation.

Self-contained annexe

Ideal for family, guests or independent multi-generational living



A particularly valuable feature is the adjoining one-bedroom annexe, which has its own entrance and includes a lounge, fitted kitchen, shower room and bedroom. It offers genuine separation while remaining conveniently connected to the overall property, making it well suited to extended family, visiting guests or other flexible uses, subject to any necessary consents.

Gardens & equestrian lifestyle

Landscaped outdoor living, paddock, stable facilities and a stream



The outside space is one of Yew Tree Cottage's defining features. Landscaped seating areas provide attractive places to relax and entertain, while the paddock and stable facilities create obvious appeal for pony or small-horse owners. Mature planting gives the grounds an established feel, and a natural stream at the lower part of the property adds to the rural character.

Floor plan

Approximate measurements for guidance only



Total floor area 149.5 m² (1,609 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

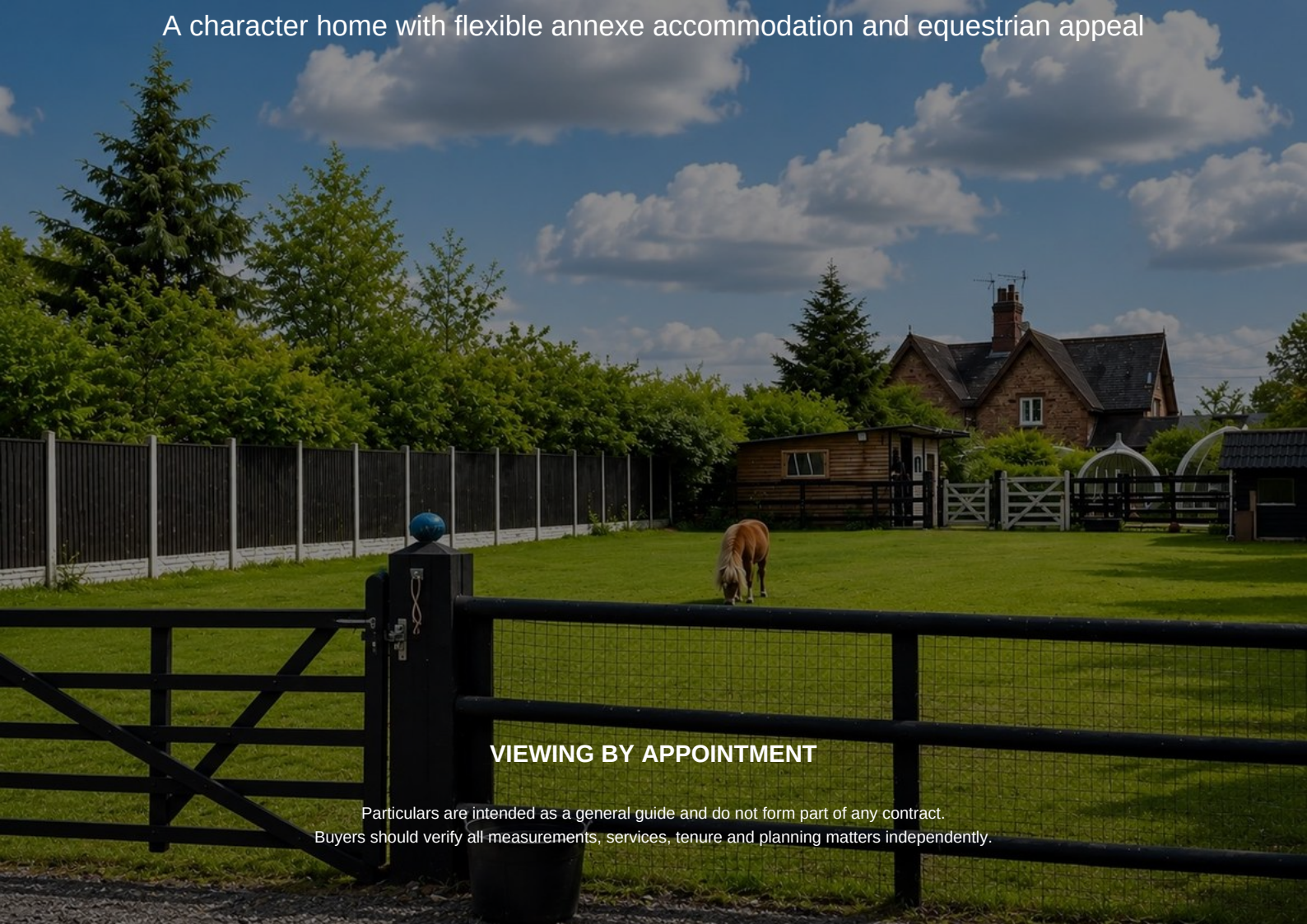
Approx. total floor area 149.5 sq m (1,609 sq ft)

Floor plan is for illustrative purposes only. Measurements and areas are approximate and should be verified by purchasers.



YEW TREE COTTAGE

A character home with flexible annexe accommodation and equestrian appeal



VIEWING BY APPOINTMENT

Particulars are intended as a general guide and do not form part of any contract.
Buyers should verify all measurements, services, tenure and planning matters independently.