



1 Sandiacre Avenue

Stoke On Trent, ST6 5BX

Price £300,000



Exceptional Four-Bedroom Detached Family Home

Carters are delighted to present to the market this outstanding four-bedroom detached family home, beautifully appointed throughout and occupying a desirable position within a popular residential development.

Designed with modern family living in mind, this impressive home offers spacious, light-filled accommodation finished to an exceptional standard. Upon entering, you are welcomed by a stylish entrance hall leading to a beautifully presented living room, where a contemporary acoustic panel feature wall creates an elegant focal point and a warm, inviting atmosphere.

The true heart of the home is the stunning open-plan kitchen, dining and family space. Thoughtfully designed and finished with a range of sleek contemporary units, quality integrated appliances and ample work surfaces, this superb space is ideal for both everyday family life and entertaining guests. French doors open seamlessly onto the beautifully landscaped rear garden, allowing natural light to flood the room and creating a wonderful connection between the indoor and outdoor living spaces. A convenient ground floor cloakroom completes the accommodation.

To the first floor, the property continues to impress with four generously proportioned bedrooms. The principal bedroom benefits from fitted wardrobes and a stylish en-suite shower room, while the remaining bedrooms are served by a luxurious family bathroom featuring a contemporary white suite and quality fittings. Outside, the landscaped rear garden has been thoughtfully designed to provide an attractive and private space, perfect for relaxing, entertaining and enjoying the warmer months.

Combining stylish interiors, generous living accommodation and an excellent location, this exceptional family home is certain to appeal to a wide range of buyers. Early viewing is highly recommended to fully appreciate everything this superb property has to offer.

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Entrance Hallway

Composite double glazed entrance door to the front elevation.

Built in storage cupboard. Stairs to the first floor. Radiator. Vinyl flooring.

Living Room

13'9" x 11' (4.19m x 3.35m)

UPVC double glazed window to the front elevation.

Feature wall with acoustic paneling. Two radiators. TV point. Carpet.

Kitchen / Dining Room

24' x 9' (7.32m x 2.74m)

UPVC double glazed French doors to the rear elevation. UPVC double glazed box bay window to the side elevation. UPVC double glazed window to the rear elevation.

Stunning shaker style fitted kitchen incorporating a range of wall, base and drawer units. Laminate work surfaces. Composite resin sink with a mixer tap and a drainer. Built in electric oven. Built in four ring electric hob. Built in extractor fan. Integrated fridge freezer. Integrated dishwasher. Plinth heater. Radiator. Vinyl flooring.

Cloakroom

UPVC double glazed windows to the front and side elevations.

Wall mounted wash hand basin and a mid level w.c. Radiator. Vinyl flooring.

Stairs and Landing

UPVC double glazed window to the side elevation.

Access to the loft space which has a ladder and a light. Airing cupboard with power and space for a tumble dryer.

Bedroom One

8'6" x 7'11" (2.59m x 2.41m)

UPVC double glazed window to the rear elevation.

Built in wardrobes. Radiator. Carpet.

En Suite

UPVC double glazed window to the rear elevation.

Corner shower enclosure having an electric shower. Pedestal wash hand basin and a mid level w.c. Extractor fan. Partially tiled walls. Vinyl flooring.

Bedroom Two

8' x 10'2" (2.44m x 3.10m)

UPVC double glazed window to the rear elevation.

Feature wall lights. Radiator. Carpet.

Bedroom Three

6'10" x 10'9" (2.08m x 3.28m)

UPVC double glazed window to the front elevation.

Radiator. Carpet.

Bedroom Four

6'10" x 10'3" (2.08m x 3.12m)

UPVC double glazed window to the front elevation.

Radiator. Carpet.

Family Bathroom

UPVC double glazed window to the side elevation.

P shaped bath with a shower over. Mid level w.c. Vanity basin unit with storage under.

Partially tiled walls. Chrome heated towel rail. LED mirror. Extractor fan. Power socket for an electric shaver. Tiled flooring.

Summer House

Insulated summer house with power and heating.

Garage

Up and over garage door to the front elevation. Power and lighting.

Externally

To the rear, the property boasts a generous garden, predominantly laid to lawn, with a paved patio area ideal for outdoor dining and entertaining. A timber bar, complete with power and space for a TV, provides a fantastic entertaining space. The garden also benefits from an outside tap and a rear gate offering convenient access to the driveway and garage.

Additional Information

Total Floor Area: 1044 Square Foot / 97 Square Meters.

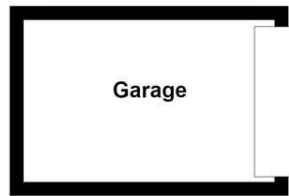
Council Tax Band D.

Disclaimer

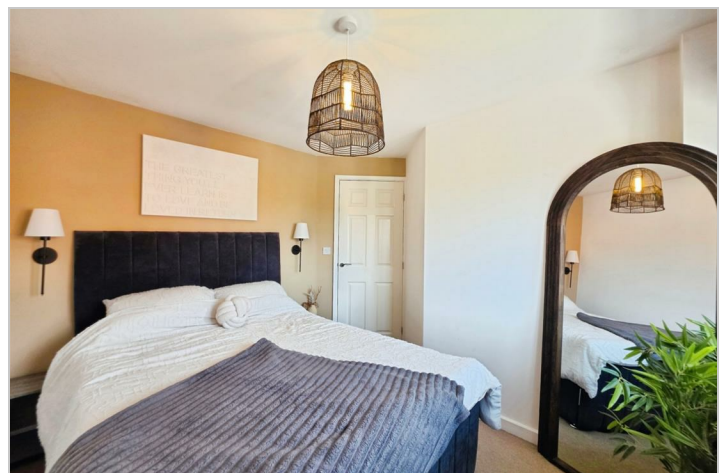
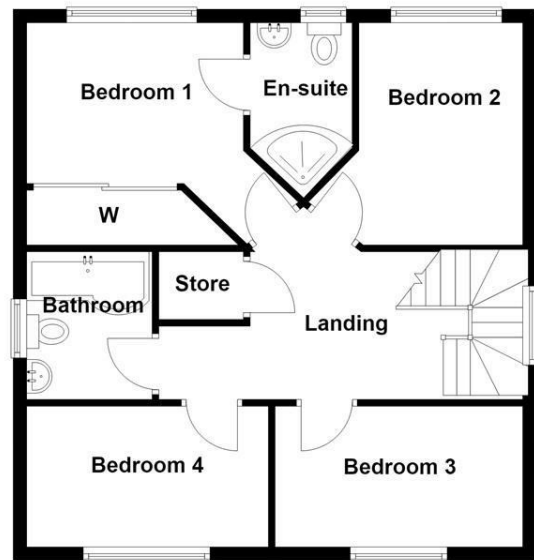
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Basement



Ground Floor



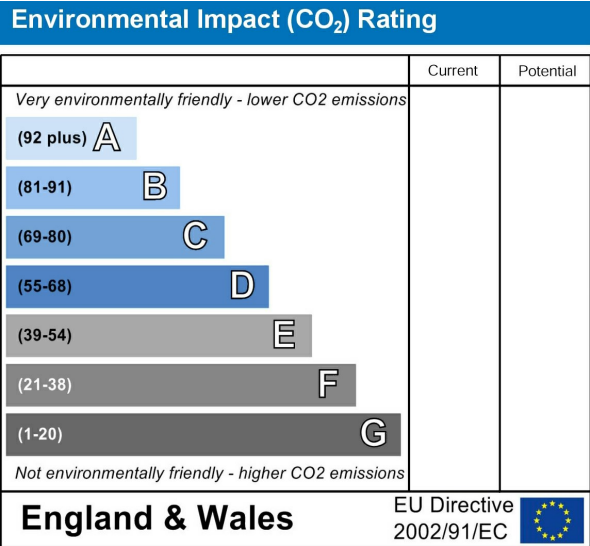
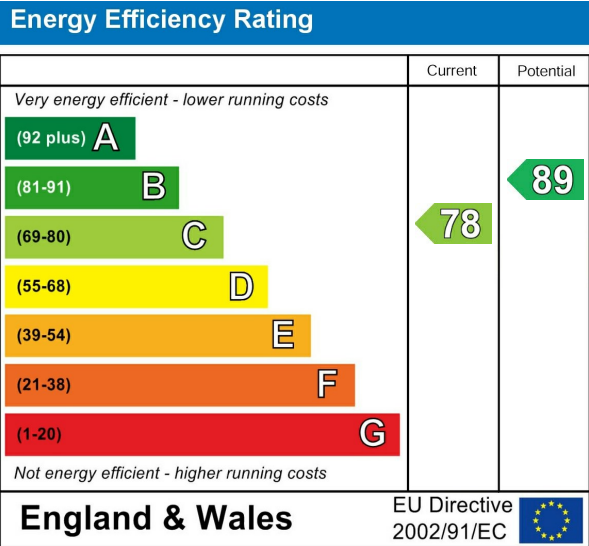
Road Map



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.

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