



## 4 The Spinney Park Lane

Knypersley, ST8 7AU

**Price £235,000**



Here at Carters we are delighted to present this exceptional three-bedroom semi-detached property, offered to the market with no onward chain and occupying a prime position on the highly desirable Park Lane, Knypersley.

From the outset, the property makes a striking impression. A substantial tarmac driveway provides ample off-road parking for multiple vehicles and leads to a detached garage, while the well-maintained front garden—featuring a generous lawn, mature shrubs, and established conifers—offers both privacy and attractive kerb appeal.

Stepping inside, a welcoming entrance hallway introduces a bright and spacious living and dining area. Enhanced by elegant bay windows to both the front and rear, this versatile space is flooded with natural light and centred around a gas fire, creating a warm and inviting atmosphere ideal for both everyday living and entertaining.

To the rear, the kitchen is thoughtfully designed and fitted with a range of integrated appliances, offering a practical yet contemporary space for cooking and dining.

The first floor hosts three generously proportioned bedrooms, each well-presented and ideal for family living, along with a four-piece bathroom suite.

Externally, the rear garden has been designed with ease of maintenance in mind, featuring a paved patio area perfect for outdoor dining, complemented by a selection of seasonal planting to provide colour and interest throughout the year.

This superb home combines space, comfort, and location, making it an ideal choice for families and discerning buyers alike. Early viewing is highly recommended to fully appreciate all that this wonderful property has to offer.

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## Entrance Hallway

UPVC double glazed entrance door to the front elevation. UPVC double glazed window to the side elevation. Stairs to the first floor. Under stairs storage cupboard. Radiator.

## Living / Dining Room

12'7" x 23'1" (3.84m x 7.04m)

Two UPVC double glazed bay windows to the front and rear elevations. Gas fire. Coving to the ceiling. Two radiators. TV point.

## Kitchen

8'7" x 10'1" (2.62m x 3.07m)

UPVC double glazed entrance door to the side elevation. UPVC double glazed window to the rear elevation. Fitted kitchen having a range of wall, base and drawer units. Laminate work surfaces. Stainless steel sink with a mixer tap and a drainer. Built in electric oven. Built in gas hob. Built in extractor hood. Integrated fridge. Integrated freezer. Integrated washing machine. Built in breakfast bar. Partially tiled walls. Radiator. Tiled flooring.

## Stairs and Landing

UPVC double glazed window to the side elevation. Airing cupboard with combi boiler.

## Bedroom One

10'4" x 12'9" (3.15m x 3.89m)

UPVC double glazed window to the front elevation. Fitted wardrobes and dresser. Radiator.

## Bedroom Two

9'10" x 10'1" (3.00m x 3.07m)

UPVC double glazed window to the rear elevation. Radiator.

## Bedroom Three

8'11" x 5'9" (2.72m x 1.75m)

UPVC double glazed window to the front elevation. Radiator.

## Bathroom

UPVC double glazed window to the rear elevation. Four piece bathroom suite comprising of; a panel bath, shower enclosure, pedestal wash hand basin and a mid level w.c. Fully tiled walls. Radiator. Vinyl flooring.

Access to the loft which is boarded and has a light.

## Garage

9'2" x 18'2" (2.79m x 5.54m)

Electric roller garage door to the front elevation. Two UPVC double glazed windows to the side elevation. Recently replaced roof. Power and lighting.

## Externally

To the front of the property, a tarmac driveway provides off-road parking for up to five vehicles and leads to a detached garage. The generous front garden is mainly laid to lawn and is bordered by tall conifers and a selection of seasonal plants and shrubs.

To the rear, the property benefits from a low-maintenance garden featuring well-stocked flower borders with a range of plants, along with a garden shed and an outside tap.

## Additional Information

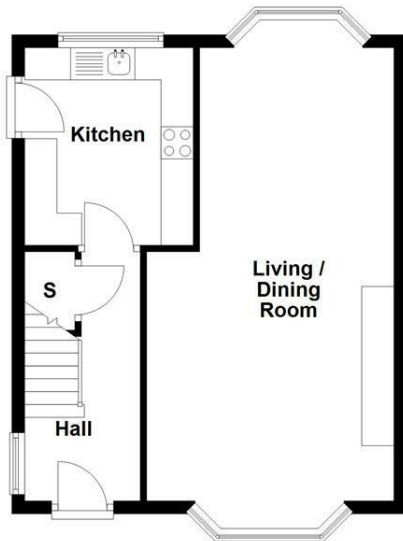
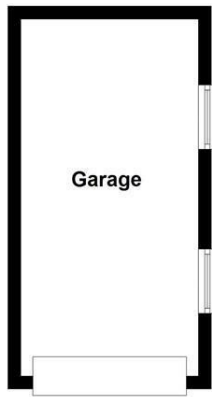
Freehold. Council Tax Band C.

Total Floor Area: 925 Square Foot / 86 Square Meters.

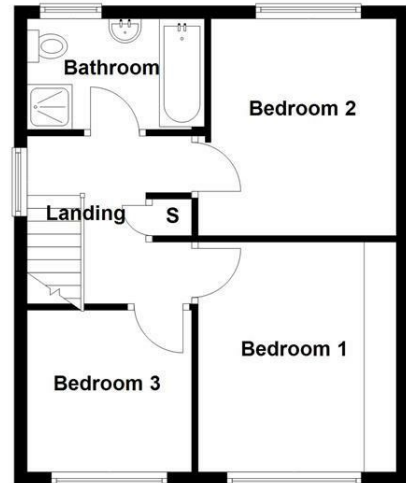
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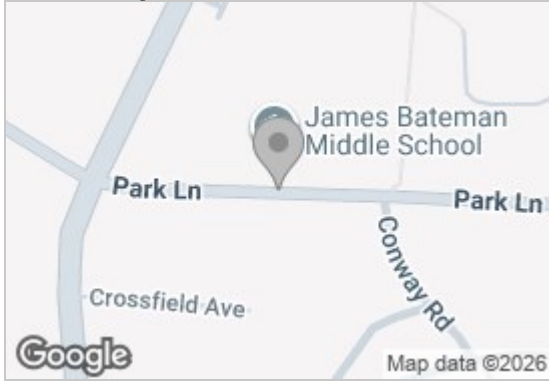
Ground Floor



First Floor



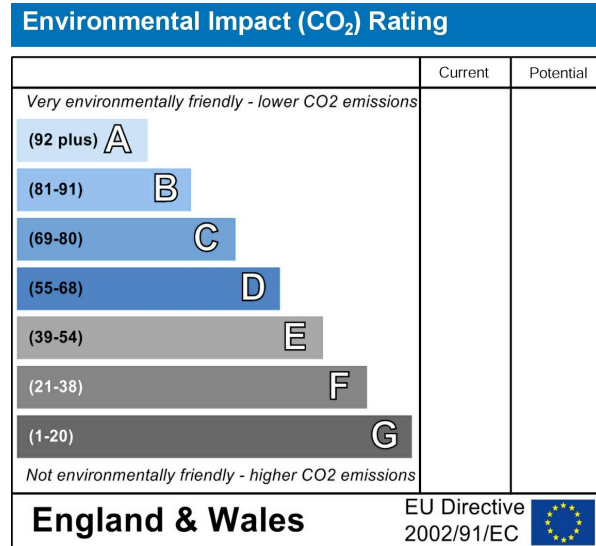
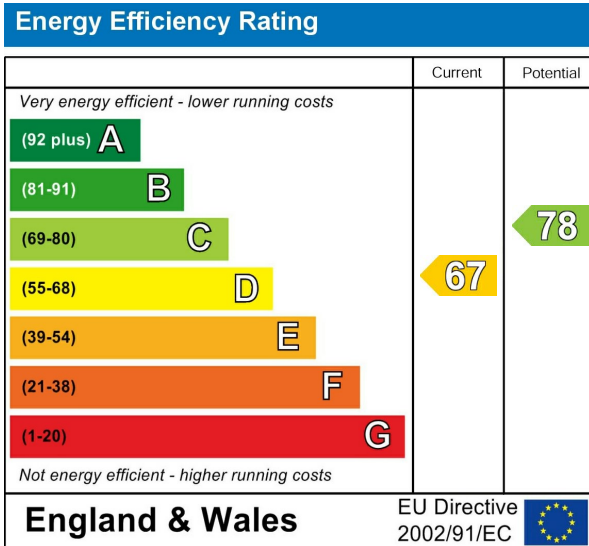
## Road Map



## 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.

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