



41 Colwyn Drive, Knypersley, ST8 7BJ

Offers In The Region Of £260,000

- Two Bed Detached Bungalow
- Laid To Lawn Gardens To The Front And Rear
- Good Sized Bedrooms With Built-In Wadrobes
- No Upward Chain
- Substantial Plot With Excellent Kerb Appeal
- Detached Garage
- Sun Room To The Rear
- Driveway Providing Ample Off-Road Parking
- Spacious Kitchen With Rear Porch
- Close To Local Amenities

41 Colwyn Drive, Knypersley ST8 7BJ

This delightful two-bedroom detached bungalow offers the perfect blend of comfort, space, and style. Positioned on a substantial plot with excellent kerb appeal, the property boasts well-maintained laid-to-lawn gardens to both the front and rear, providing ample outdoor space for relaxation or gardening enthusiasts.



Council Tax Band: C



As you approach the bungalow, you are welcomed by a generous driveway offering ample off-road parking. The front garden is beautifully maintained and laid to lawn with established shrubs and mature planting.

The detached garage adds further convenience and valuable storage, with potential to be used as a workshop or hobby space.

Inside, the home is thoughtfully laid out, featuring a spacious and welcoming reception room ideal for entertaining or unwinding with family and friends.

The kitchen offers a generous sized space, perfect for everyday living and hosting. Just off the kitchen, a charming rear porch offers a useful transitional space leading out to the garden.

To the rear of the property, a bright and airy sun room provides an additional living area that overlooks the garden — perfect for enjoying morning coffee or relaxing in all seasons while soaking in the garden views.

Both bedrooms are well-proportioned and benefit from built-in wardrobes, offering excellent storage solutions and maintaining the clean, uncluttered feel of the home. The bathroom is conveniently located to serve all living areas with ease.

With its excellent location, spacious interior, and charming extras, this property presents a fantastic opportunity for first-time buyers, investors, or

downsizers alike.

The property is well-situated close to local amenities, schools, and countryside walks on the doorstep.

This property is offered for sale with no upward chain.

Entrance Hall

14'2" x 4'2"

Entrance door having stained glass obscured panel, radiator.

Lounge

15'0" (16'9" into bay) x 11'10"

UPVC double glazed bay window to front aspect with stained glass feature panels, tiled hearth with inset gas fire, obscured feature window to side, radiator.

Kitchen

12'3" x 11'10"

Wooden cupboards and base units with fitted worksurface over, tiled splashback, double glazed windows to rear aspect and side, radiator. Opening through to rear porch.

Rear Porch

6'1" x 4'9"

UPVC door with obscured panels opening to side aspect, UPVC double glazed window to rear with obscured glass panel, tiled flooring.

Bedroom Two

9'10" x 11'3"

UPVC windows with stained glass panel feature, built-in wooden wardrobes, radiator.

Bathroom

5'5" (7'10" maximum) x 5'8"

Obscured window to rear aspect, WC, wash hand basin, bath, tiles to walls and floor.

Bedroom One

12'0" x 9'10" (11'10" into wardrobe)

Built-in wardrobe, UPVC window to rear aspect, UPVC door opening through to sun room, radiator.

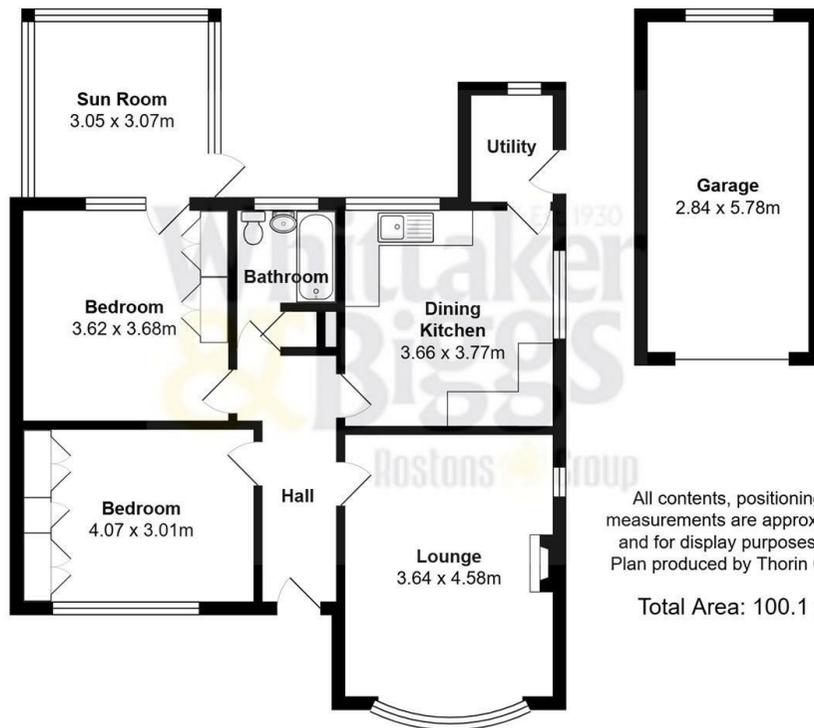
Sun Room

9'11" x 9'11"

Brick construction, UPVC double glazed windows to both sides and rear, UPVC door with glass panel opening through to the rear garden.

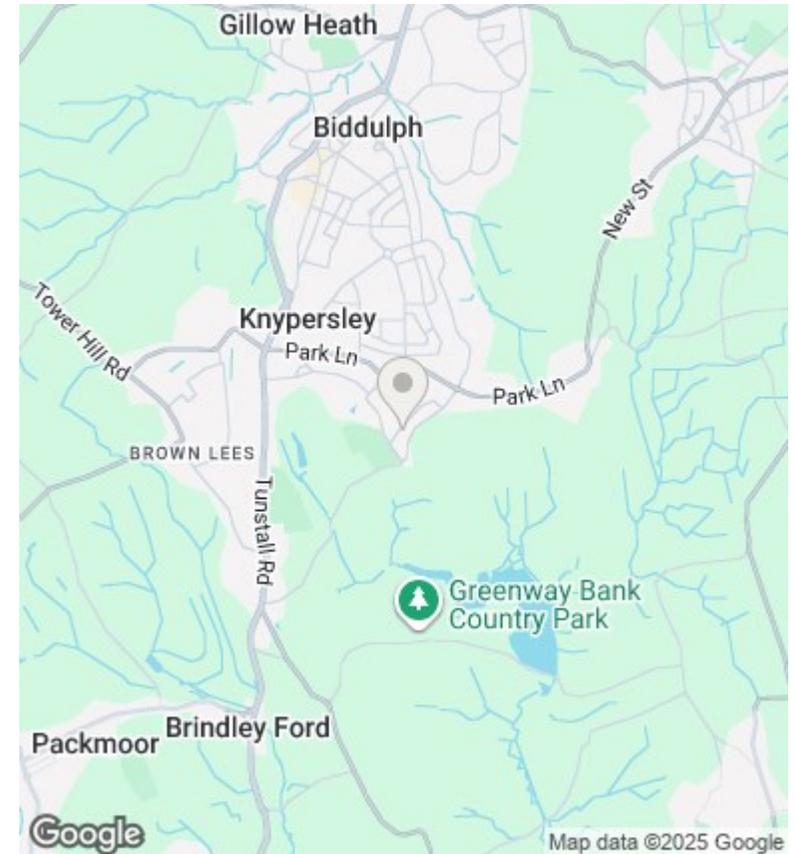






All contents, positioning & measurements are approximate and for display purposes only
Plan produced by Thorin Creed

Total Area: 100.1 m²



Directions

Viewings

Viewings by arrangement only. Call 01782 522117 to make an appointment.

Council Tax Band

C

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales		EU Directive 2002/91/EC