

STEPHENSON BROWNE

The Rode, Alsager

ST7 2NJ

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£220,000

DESCRIPTION

A sizeable three-bedroom semi-detached family home on a large corner plot, with gardens to three sides and a detached garage!

A very rare opportunity to purchase a well-proportioned family home which offers spacious accommodation throughout, with the outside space to match!

An entrance hallway leads to a through lounge/diner and the kitchen, with a useful utility room, downstairs W/C and a conservatory completing the ground floor. Upstairs, there are three bedrooms and a family shower room.

Ample off-road parking is provided via a paved driveway and a detached single garage, whilst the outside space itself covers three sides of the property. Mostly laid to the lawn, the gardens include patio areas, mature border shrubs and hedges, with a gravelled pathway leading to the front door. Offering a very generous size, the gardens would be an ideal space for families to enjoy the best of the weather!

Situated on a large corner plot on The Rode, the property is perfectly placed for the wealth of amenities within Alsager, whilst several schools are nearby including Alsager Highfields Foundation Primary School and Alsager School, whilst Wood Park Playing Fields are quite literally around the corner from the property. Leisure facilities including Alsager Leisure Centre and Alsager Town Football Club are also within easy reach.

A spacious family home occupying a prime position within Alsager, which would make an ideal first time buy! Please contact Stephenson Browne to arrange your viewing.

























ROOM DESCRIPTIONS

Entrance Hall
Timber framed front door, laminate flooring, UPVC double glazed window, ceiling light point, radiator.

Lounge
14'4" x 10'11"
Laminate flooring, UPVC double glazed bay window, ceiling light point, gas fire, picture rail, open arch into;

Dining Room
9'10" x 8'11"
Laminate flooring, UPVC double glazed window, ceiling light point, radiator.

Kitchen
9'11" x 8'11"
Tiled flooring, UPVC double glazed window, ceiling light point, radiator, pantry, one and a half bowl sink with drainer, wall and base units, breakfast bar, opening into;

Utility Room
7'8" x 6'3"
Tiled flooring, UPVC double glazed window, ceiling light point, space and plumbing for appliances, storage units, UPVC double glazed door into the conservatory.

Downstairs W/C
4'3" x 2'5"
Tiled flooring, timber framed window, ceiling light point, W/C.

Conservatory
10'4" x 7'0"
Vinyl laminate flooring, UPVC double glazed windows and French doors leading to the rear garden. wall light point.

Landing
Laminate flooring, UPVC double glazed window, ceiling light point, loft access.

Bedroom One
14'5" x 10'11"
Fitted carpet, UPVC double glazed window, radiator.













Bedroom Two
10'4" x 9'11"
Fitted carpet, UPVC double glazed window, ceiling light point, radiator.

Bedroom Three
7'8" x 6'11"
Fitted carpet, UPVC double glazed window, ceiling light point, radiator.

Shower Room
7'5" x 6'9"
Vinyl laminate effect flooring, timber framed single glazed window, downlights, radiator, part tiled walls, W/C, pedestal wash basin, walk-in shower, storage cupboard.

Outside
Occupying a large corner plot, the property features gardens to three sides, which are mostly laid to lawn with a gravel pathway leading to the front door, a patio area, border hedges and mature shrubs, with a paved driveway to the rear of the property.

Detached Garage
A detached single garage with up and over garage door.

Council Tax Band
The council tax band for this property is B.

Freehold Tenure
We have been advised that the property tenure is Freehold. We would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

NB: Copyright
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Alsager AML Disclosure
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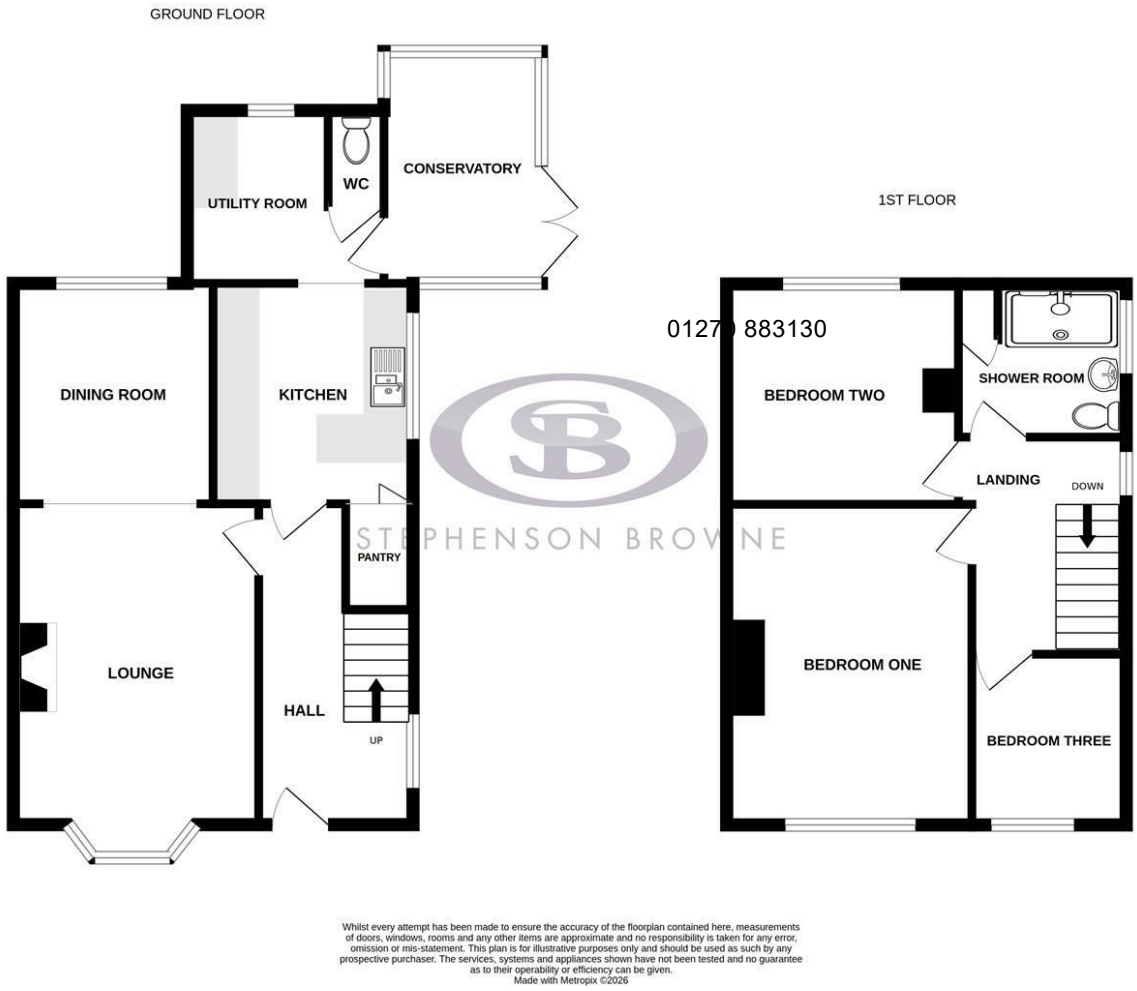








Floorplans

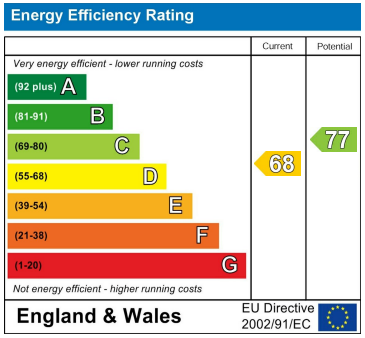


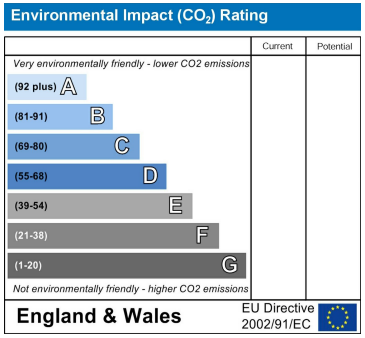
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Area Map



EPC Rating





Viewing

Please contact our office using the details provided on the final page if you are interested in booking a viewing or require further information.

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