



13 Oulton Road, Cheadle, Staffordshire ST10 1DB
Offers around £159,950



Kevin Ford & Co. Ltd.
Chartered Surveyors, Estate Agents & Valuers

This charming semi-detached bungalow offers bright, well-proportioned accommodation in a settled and convenient location, ideal for those seeking comfortable single-storey living with excellent potential.

The accommodation comprises a side entrance porch leading into a fitted kitchen with ample appliance space, followed by a spacious lounge featuring an attractive stone feature fireplace — a lovely focal point that adds warmth and character to the home. An inner passageway provides access to two well-sized bedrooms, one benefitting from built-in wardrobes for practical storage, and a shower room completing the layout.

The property has been carefully maintained over the years and, while presented in a more traditional style, offers fantastic scope for tasteful updating. With a little modernisation, this bungalow could be transformed into a stylish and contemporary home, making it an exciting opportunity for buyers looking to add their own stamp and enhance value.

Externally, the property enjoys off-street parking to the front and a generous, enclosed rear garden with patio and lawn areas — perfect for relaxing, gardening, or entertaining family and friends. A home with genuine warmth, potential and versatility, this bungalow represents an excellent opportunity in today's market.



The Accommodation Comprises

Entrance Porch

6'8" x 3'0" (2.03m x 0.91m)

Brick and uPVC constructed entrance porch featuring a low-maintenance quarry tiled floor and a modern composite front entrance door, providing both durability and kerb appeal.

Spacious Lounge

18'4" x 11'11" (max) (5.59m x 3.63m (max))

The lounge is a welcoming and stylish living space, centred around a beautiful feature stone fireplace with a fitted fire, creating a warm focal point for the room. A large front-facing window allows plenty of natural light to fill the space, enhancing the bright and airy feel. The room also benefits from a radiator for comfort and ornamental shelving, ideal for a TV and decorative displays.

Kitchen

11'3" x 8'4" (3.43m x 2.54m)

A traditional-style oak range of high and low level units, complemented by a wooden-effect work surface, display cabinets and open shelving. uPVC window providing natural light, fully tiled walls, and vinyl wood-effect flooring. Space for a cooker with extractor fan overhead, as well as space and plumbing for an automatic washing machine. Access door leading from the entrance porch.

Inner Passage

3'9 x 5'10" (1.14m x 1.78m)

Inner passageway with built-in storage cupboard providing convenient additional storage space.

Bedroom One

9'10" x 11'3" (3.00m x 3.43m)

Well-proportioned bedroom boasting an excellent range of built-in fitted wardrobes, complete with overhead storage cupboards and a matching drawer units and shelving — offering superb, practical storage while maximising floor space. A large uPVC window allows for plenty of natural light, while a single radiator ensures comfort year-round. A highly functional yet comfortable room, ideal as a spacious main bedroom.

Bedroom Two

9'11" x 9'0" (3.02m x 2.74m)

Offering a bright and comfortable room featuring a uPVC window allowing for excellent natural light and a single radiator for year-round comfort. An ideal guest bedroom or home office, offering versatility to suit a range of needs.

Shower Room

6'5" x 5'4" (1.96m x 1.63m)

Fitted with a Mira shower, complete with shower rail and curtain. The suite further comprises a pedestal wash hand basin and low flush WC. Chrome heated towel radiator and fully tiled walls create a clean, modern finish while ensuring easy maintenance.

Outside

Externally, the property benefits from a tarmac driveway to the front providing convenient off-street parking, complemented by a paved patio frontage with a central shrubbery feature and space for decorative flower borders, adding to the home's kerb appeal.

Gated access to the side leads to a generous enclosed rear garden, thoughtfully arranged with a concrete patio area ideal for outdoor seating and entertaining, a small lawn providing greenery, and established shrubbery offering a pop of colour. A further top paved patio area and gravelled pathway enhance the layout, creating a versatile and low-maintenance outdoor space perfect for relaxing or hosting.

Services

All mains services are connected. The Property has the benefit of GAS CENTRAL HEATING and UPVC DOUBLE GLAZING.

Tenure

We are informed by the Vendors that the property is Freehold, but this has not been verified and confirmation will be forthcoming from the Vendors Solicitors during normal pre-contract enquiries.

Viewing

Strictly by appointment through the Agents, Kevin Ford & Co Ltd, 19 High Street, Cheadle, Stoke-on-Trent, Staffordshire, ST10 1AA (01538) 751133.

Mortgage

Kevin Ford & Co Ltd operate a FREE financial & mortgage advisory service and will be only happy to provide you with a quotation whether or not you are buying through our Office.

Agents Note

None of these services, built in appliances, or where applicable, central heating systems have been tested by the Agents and we are unable to comment on their serviceability.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC 

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