STEPHENSON BROWNE

Goss Place, Alsager

ST7 2LR

5 3 2 C

£500,000

DESCRIPTION

OVERLOOKING WOODLAND - DOUBLE GARAGE - SUBSTANTIAL FIVE BEDROOM FAMLY HOME - Goss Place is a welcoming, incredibly spacious family home on a popular estate within central Alsager, close to many local amenities the town has to offer, as well as the brilliant, well regarded primary and secondary schools. The property has been well maintained by it's current owners since construction approximately 10 years ago by Miller Homes.

A pleasant hallway giving access to the impressive lounge, enjoying a bay window to the front, a second reception room and downstairs WC. The fully fitted kitchen possesses a range of wall and base units, having a spacious dining/sitting area. To the first floor, you will find the incredible principal bedroom having fitted wardrobe and en-suite shower room, two further double bedrooms and the family bathroom. To the second floor, there are two further double bedrooms, one having fitted wardrobes, and a shower room.

The property hosts an appealing frontage with driveway providing parking for numerous vehicles and a detached double garage. The rear garden is low maintenance being mainly laid to lawn with a paved patio area providing ample space for garden furniture and outside entertaining.

Goss Place will not be around for long, to avoid missing out, call Stephenson Browne today to arrange a viewing!

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ROOM DESCRIPTIONS

Entrance Hall
Composite entrance door having double glazed frosted insets. Single panel radiator. Stairs to the first floor. Understairs storage cupboard.

Lounge
14'0" x 10'3"
Two single panel radiators. Double glazed window to the front elevation.

Snug
11'11" x 9'4"
Single panel radiator. Double glazed window to the front elevation.

Kitchen Diner/Family Room
27'5" x 12'2"
A range of wall, base and drawer units having work surfaces over incorporating a stainless steel 1.5 bowl sink unit with drainer and mixer tap. Integrated fridge freezer. Integrated oven, electric hob and extractor canopy over. Integrated dishwasher. Two pairs of French doors opening to the rear garden. Single panel radiator.

Downstairs WC
Two piece suite comprising a low level WC and a pedestal wash hand basin with mixer tap. Single panel radiator. Half tiled walls.

First Floor Landing
Doors to all rooms. Storage cupboard housing the hot water cylinder.

Principal Bedroom
15'7" x 10'3"
Fitted wardrobes having hanging rail and shelving. Single panel radiator. Double glazed window to the front elevation. Door into:-

En-Suite
7'4" x 5'6"
Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a shower cubicle with shower over. Single panel radiator. Partly tiled walls. Double glazed frosted window to the rear elevation.

Bedroom Four
10'9" x 9'4"
Single panel radiator. Double glazed window to the rear elevation.

Bedroom Five
9'4" x 8'9"
Fitted wardrobes having hanging rail and shelving. Single panel radiator. Double glazed window to the front elevation.

Family Bathroom
10'0" x 5'6"
Four piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap, a panelled bath with mixer tap and a shower cubicle with shower over. Single panel radiator. Half tiled walls. Double glazed frosted window to the rear elevation.

Second Floor Landing
Skylight. Loft access point. Doors to all rooms.

Bedroom Two
16'11" x 10'3"
Fitted wardrobes having hanging rail and shelving. Single panel radiator. Double glazed window to the front elevation.

Bedroom Three
16'11" x 9'5"
Single panel radiator. Double glazed window to the front elevation.

Shower Room
6'11" x 6'0"
Three piece suite comprising a low level WC with push button flush, pedestal wash hand basin with mixer tap and a shower cubicle with shower over. Single panel radiator. Partly tiled walls. Skylight.

Externally
The property is approached by a tarmac driveway providing ample off road parking leading to a detached double garage and an access gate opening to the rear garden. Lawned front garden with borders housing shrubs and plants. The rear is mainly laid to lawn with a paved patio area providing ample space for garden furniture. Fenced boundaries.

Double Garage
20'1" x 19'9"
Two up and over doors to the front. Courtesy door to the side. Power and lighting.

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

NB: Tenure
We have been advised that the property tenure is FREEHOLD, please note, we have been made aware by the sellers that an estate charge is payable to cover maintenance for the new development. This is normal for properties of this age. We would advise confirming with your conveyancer the charges prior to exchange of contracts.

Alsager AML Disclosure
Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction. This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

NB: Copyright
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Floorplans

Goss Place, ST7 2LR

01270 883130
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Ground Floor
Floor area 65.1 sq.m. (701 sq.ft.)

First Floor
Floor area 54.2 sq.m. (583 sq.ft.)

Second Floor
Floor area 44.8 sq.m. (482 sq.ft.)

Garage
Floor area 36.8 sq.m. (396 sq.ft.)

Total floor area: 200.9 sq.m. (2,162 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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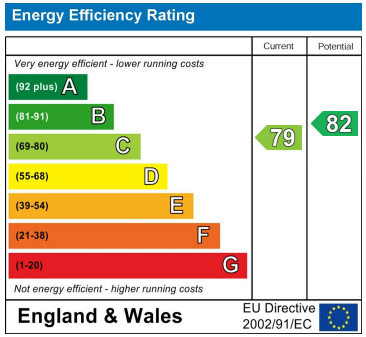
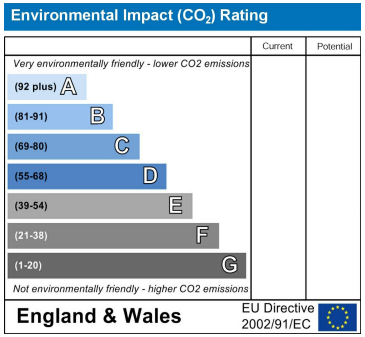
Area Map

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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