



17 Ashdale Close

ST7 2EN

£420,000



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STEPHENSON BROWNE

SAME INTERNAL AREA AS A FOUR BEDROOM - A substantial executive detached property with a double garage, situated at the head of a cul-de-sac in Alsager! Offering well-proportioned accommodation throughout, the property has been very well cared for over the years and could make an ideal family home.

Originally, this property would have been a four bedroom property, however in the current layout, the wall between the fourth bedroom and the master bedroom has been removed to create a sizeable master bedroom suite with a dressing area, however this could easily be reinstated to revert back to the original four bedroom layout.

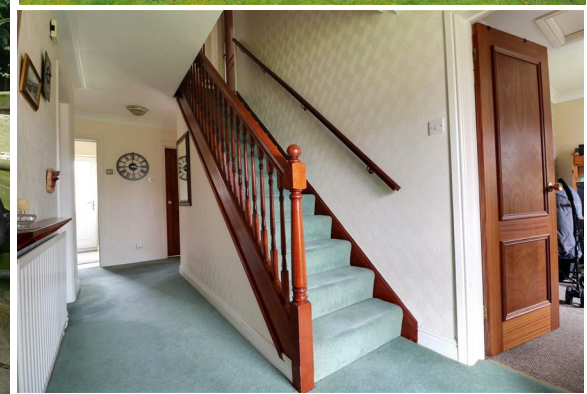
An entrance hallway leads to a study, separate dining room, kitchen, utility room and a downstairs W/C, with a generous lounge benefiting from French doors which lead into the garden. Upstairs, there are three double bedrooms, with the master bedroom enjoying an en-suite bathroom and dressing area, whilst a family shower room completes the first floor.

Situated on a corner plot at the head of the cul-de-sac, the property benefits from ample off road parking for several vehicles via a brick paved driveway, as well as a sizeable double garage which features power and lighting, with a beautifully landscaped front garden which is mostly laid to lawn with a centre-piece rockery.

To the rear of the property is a well-proportioned garden which features patio and lawned areas with mature border shrubs, and is ideal for families with children and/or pets, who are looking to make the most of the summer sun!

Ashdale Close is a popular spot off Sandbach Road North, which is just north of the centre of Alsager and retains fantastic transport links into Alsager itself, with commuting routes such as the M6, A500 and A34 only a short distance away. Schools such as Pikemere County Primary School and Alsager School are also nearby.

An ideal family home which must be viewed to be fully appreciated! Please contact Stephenson Browne to arrange your viewing.



Entrance Hall

Fitted carpet, UPVC double glazed front door, two ceiling light points, under stairs storage cupboard, radiator.

Lounge

20'1" x 10'10"

Fitted carpet, UPVC double glazed french doors leading to the rear garden, two UPVC double glazed windows, two ceiling light points, two radiators, gas fireplace.

Dining Room

12'7" x 8'7"

Fitted carpet, UPVC double glazed window, ceiling light point, radiator.

Study

10'11" x 7'2"

Fitted carpet, UPVC double glazed window, ceiling light point, radiator, loft access.

Kitchen

10'11" x 9'10"

Tiled flooring, UPVC double glazed window, downlights, radiator, one and a half bowl sink with drainer, tiled splashback, space for a range-style cooker, integrated fridge/freezer and dishwasher.

Utility Room

6'4" x 5'5"

Vinyl cushioned flooring, UPVC double glazed rear door, ceiling light point, Worcester gas central heating boiler, stainless steel sink with drainer and tiled splashback, space and plumbing for appliances, wall and base units providing storage.

Downstairs W/C

Vinyl cushioned flooring, UPVC double glazed window, ceiling light point, radiator, W/C, wash basin with tiled splashback.

Landing

Fitted carpet, ceiling light point, loft access, airing cupboard.

Bedroom One

16'2" x 13'0"

Maximum measurements - Combining the master bedroom and what was previously the fourth bedroom (which is now a dressing area), with; fitted carpet, two UPVC double glazed windows, two ceiling light points, two radiators.

En-Suite

6'8" x 6'5"

Tiled flooring, UPVC double glazed window, ceiling light point, radiator, W/C, pedestal wash basin, bath with mains shower, part tiled walls.



Bedroom Two

11'5" x 11'0"

Fitted carpet, UPVC double glazed window, ceiling light point, radiator, storage cupboard.

Bedroom Three

14'0" x 8'4"

Fitted carpet, UPVC double glazed window, ceiling light point, radiator, storage cupboard.

Bathroom

6'10" x 6'7"

Vinyl cushioned flooring, UPVC double glazed window, ceiling light point, radiator, part tiled walls, W/C, pedestal wash basin, shower cubicle.

Outside

To the front of the property is a brick paved driveway offering ample off-road parking for multiple vehicles, with a landscaped front garden featuring lawned areas with a centre-piece rockery. The well-proportioned rear garden features patio and lawned areas with mature border shrubs and trees, which has been beautifully landscaped, with two storage cupboards to the rear of the garage.

Double Garage

16'8" x 16'6"

A brick-built adjoining double garage with two up and over garage doors, timber rear access door, ceiling strip light and sockets.

Council Tax Band

The council tax band for this property is F.

NB: 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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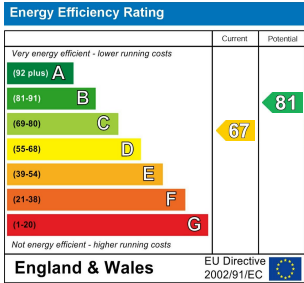
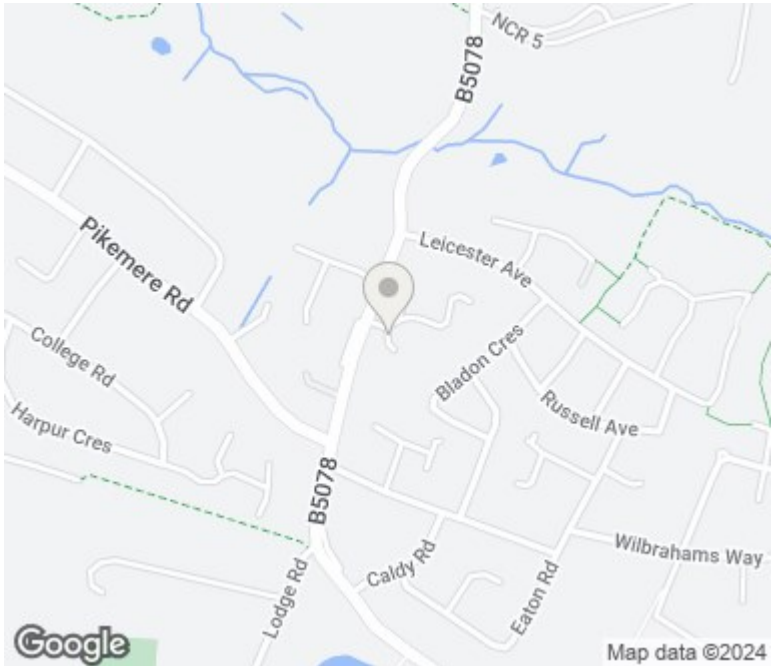


Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

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