



8 Ian Road

ST7 4PW

Offers Over £180,000



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STEPHENSON BROWNE



We are delighted to present this beautifully modernised two-bedroom semi-detached home on Ian Road, Newchapel. Recently renovated throughout, the property now boasts a stylish new kitchen and contemporary bathroom, along with fresh décor and a modern finish from top to bottom.

Step inside to discover a spacious lounge, perfect for relaxing or entertaining. The bright and airy kitchen/dining room is both generous in size and newly fitted, flowing seamlessly into a practical laundry room at the rear.

Upstairs, you will find two large double bedrooms, with the master bedroom offering dual windows and stunning views towards Mow Cop Castle. The newly fitted modern bathroom features a sleek design with a shower over the bath.

Outside, the property continues to impress with a private driveway leading to a detached garage, and the real showstopper – a vast rear garden that seems to go on forever, ideal for families, pets, or simply enjoying the outdoors.

More than just a house – this is a stylishly updated home, ready to welcome its new owners.

Entrance Hall

With double glazed front door, double glazed window to the side elevation and radiator.

Living Room

16'4" x 12'4" (4.98 x 3.78)

With double glazed bay window to the front elevation, electric fire with surround, storage cupboard and radiator.





Kitchen/Diner

15'7" x 8'3" (4.75 x 2.54)

With double glazed window to the rear elevation, a range of matching wall and base units with worksurfaces over, inset sink and drainer, space for cooker and fridge freezer, oven with gas hob and extractor fan over, flooring and radiator.

Utility Room

7'3" x 4'5" (2.21 x 1.35)

With double glazed window to the rear elevation and door leading to the garden, work surfaces, plumbing for washing machine and space for tumble dryer.



Master Bedroom

13'6" x 11'8" (4.14 x 3.58)

With double glazed window to the front elevation, fitted wardrobes and radiator.

Bedroom Two

10'9" x 9'1" (3.28 x 2.79)

With double glazed window to the rear elevation and radiator.

Bathroom

7'8" x 6'0" (2.34 x 1.83)

With double glazed window to the rear elevation, panelled bath with rain shower and shower attachment, wash hand basin, w.c. and radiator.

Council Tax

The council tax band for this property is B.

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.

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Floor Plan



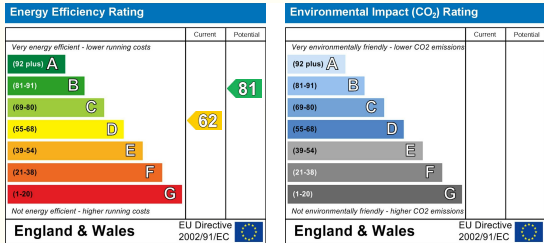
Viewing

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

Area Map



Energy Efficiency Graph



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