Croft Lane | Stafford | ST19 5PY

£995,000

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Summary

OFFERED WITH NO UPWARD CHAIN. STUNNING HOME IN A RURAL LOCATION ** FOUR BEDROOMS ** SUBSTANTIAL SIZED PLOT OF 3 ACRES ** IMPRESSIVE OPEN PLAN LIVING AREA ** VIEWING STRONGLY ADVISED **

Webbs Estate Agents are delighted to offer for sale this exceptional, individually designed four-bedroom residence, occupying a substantial semi-rural plot in Gailey, near Penkridge. Built in 2012 for the current owner, the property provides approximately 3,443 sq ft of versatile accommodation, with grounds understood to extend to approximately 3 acres.
The impressive accommodation includes a stunning open-plan lounge, dining and kitchen area extending to almost 60ft, featuring a contemporary gloss kitchen with granite work surfaces, large island and integrated Neff appliances. There is also a spacious separate lounge, reception hallway, laundry room and WC. The ground floor offers underfloor heating throughout.
To the first floor are four bedrooms, including two impressive suites with walk-in wardrobes, en-suites and private balconies, together with a family bathroom. Externally, the property is approached via remote-controlled wrought-iron gates leading to a substantial gravel driveway providing extensive parking. The landscaped gardens and grounds offer lawned areas, mature boundaries and terraces.A further highlight is the substantial detached summer office, measuring approximately 30'9" x 15'6", offering an ideal workspace, studio, gym or games room.
Situated in a peaceful semi-rural location, the property offers excellent access to Penkridge, Stafford, Cannock and Wolverhampton, with the A5, A449 and M6 motorway network readily accessible.
A truly individual and impressive family home, where an internal inspection is highly recommended to appreciate the scale, quality and versatility on offer.

Key Features

- ENVIABLE DETACHED HOME ON A LARGE PLOT
- TWO EN-SUITES
- ELECTRIC GATED ACCESS
- RURAL LOCATION
- GARDEN WITH DETACHED SUMMER HOUSE/OFFICE
- FOUR BEDROOMS
- 3 ACRES APPROX
- STUNNING OPEN PLAN KITCHEN AND LIVING AREA
- EXCELLENT SCHOOLS AND TRANSPORT LINKS
- EARLY VIEWING ESSENTIAL

Rooms and Dimensions

FRONT ENTRANCE

MAIN LOUNGE
25'7" x 17'3" (7.8 x 5.26)

OPEN PLAN KITCHEN DINING AND LIVING AREA
59'10" x 19'10" (18.24 x 6.07)

UTILITY ROOM
8'9" x 7'6" (2.67 x 2.31)

GUEST WC

GALLERIED LANDING (FRONT)

BEDROOM ONE
20'9" x 14'2" (6.35 x 4.32)

EN-SUITE
12'5" x 6'6" (3.8 x 2)

BEDROOM THREE
11'5" x 9'10" (3.5 x 3.02)

BEDROOM FOUR
11'5" x 9'6" (3.5 x 2.9)

FAMILY BATHROOM
11'10" x 7'6" (3.63 x 2.31)

BEDROOM TWO (REAR)
15'10" x 11'1" (4.85 x 3.4)

EN-SUITE TO BEDROOM TWO
6'7" x 6'7" (2.03 x 2.03)

IDENTIFICATION CHECKS - C

Approximate total area(1)

3443 ft²
319.8 m²

Balconies and terraces

115 ft²
10.7 m²

Reduced headroom

263 ft²
24.4 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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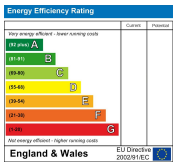

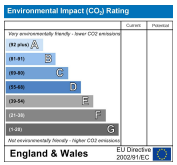

Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

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