



16 Park Crescent, Stafford, ST17 9BQ
Asking price £200,000

The Property Perspective

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Description

Upon entering, you are welcomed by a charming hallway with original Minton tiled flooring. To the front sits a bright bay-fronted living room, while the rear of the house opens into a spacious dining room and a modern refitted kitchen, creating a perfect hub for family living and entertaining.

Upstairs, the first floor provides three well-appointed bedrooms and a stylish bathroom. The home is complemented by an enclosed rear garden with artificial lawn and a useful brick-built external store. With its blend of Victorian character and contemporary updates, this home offers a wonderful balance of comfort and style.

Entrance Porch

A welcoming approach providing shelter and access into the main hallway.

Hallway 11'8" x 3'5" (3.58m x 1.06m)

With original Minton tiled flooring, staircase rising to the first floor, and access to both reception rooms.

Living Room 13'11" x 11'5" (4.25m x 3.49m)

A bright and spacious bay-fronted reception room with feature fireplace, high ceiling, and ample natural light, making it the perfect spot for relaxing or entertaining.

Dining Room (Open plan) 13'1" x 11'10" (3.99m x 3.61m)

A generous second reception room ideal for formal dining or family gatherings, with open flow through to the kitchen.

Kitchen 16'11" x 8'10" (5.17m x 2.70m)

Refitted with a contemporary range of wall and base units, oak worksurfaces, integrated appliances, and space for everyday dining. A door leads out to the rear garden and external store.

External Store / Laundry 7'5" x 4'10" (2.28m x 1.49m)

A brick-built store with power and lighting, ideal as a laundry/utility space or general storage.

Landing 5'1" x 2'9" (1.57m x 0.84m)

Providing access to all bedrooms and bathroom.

Bedroom One 11'0" x 15'0" (3.36m x 4.59m)

A spacious double bedroom with front aspect, original fireplace recess, and space for freestanding wardrobes and furniture.

Bedroom Two 13'1" x 7'3" (4.00m x 2.22m)

Another well-proportioned bedroom overlooking the rear garden, ideal as a guest room or children's bedroom.

Bedroom Three 7'6" x 8'11" (2.31m x 2.73m)

A versatile room, perfect as a nursery, study, or single bedroom.

Bathroom 6'2" x 5'8" (1.90m x 1.73m)

Stylishly refitted with a modern white suite comprising panelled bath with shower over, wash hand basin, and low-level WC, finished with tiled splashbacks.

Exterior

Front Garden – A low-maintenance forecourt behind a boundary hedge.

Rear Garden – Features a paved patio, artificial lawn for easy upkeep, and gated rear access.

Parking – on-street parking is available to the front.

Location

Situated in a highly sought-after residential area close to Stafford Town Centre, this property enjoys excellent access to a wide range of local amenities including shops, restaurants, and schools. Stafford railway station provides direct services to Birmingham, Manchester, and London, while the M6 motorway network is just a short drive away, making it ideal for commuters.



Total floor area: 94.6 sq.m. (1,018 sq.ft.)

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