



Helping *you* move



## 26 Mucklestone Road, Loggerheads, TF9 4ES

Presented to an excellent standard, this Detached Two Bedroom Bungalow has a spacious Dining Lounge, cosy Snug and large Conservatory overlooking a pretty rear Garden - and is in walking distance of the shops in Loggerheads village.

Offers In Region Of  
**£300,000**

## Overview

- Two Bedroom Detached Bungalow
- Popular Village Location
- Entrance Hall, modern Kitchen with Integrated Appliances
- Spacious Dining Lounge with Bay Window
- Snug with patio doors to Conservatory
- Two Double Bedrooms, Shower Room
- Garage, Carport, Mature Gardens
- Council Tax Band – C
- EPC Rating - D



## Brief Description

The accommodation is set around a central Hallway, with a modern Kitchen that has a good range of white flat-fronted units with integrated appliances, single oven and halogen hob with extractor fan over. The Dining Lounge is a really generous room with a large bay window, and the Snug is a warm and cosy space with sliding patio doors leading to the Conservatory. Bedroom One is a good-size double Bedroom and Bedroom Two has a good range of built-in wardrobes, and a modern Shower Room.

Externally, the property has a mature Garden that wraps around three sides of the property, with a patio, greenhouse and garden shed, a Carport leads to the single Garage with up-and-over door, light and power, and a gravelled Driveway.

## Location

Loggerheads is a desirable village that, combined with the neighbouring village of Ashley, offers you a Doctors' Surgery, Primary School, local shops, pub/restaurants, Post Office and a Library – and is in walking distance of the Burntwood for many outdoor activities.

A more comprehensive range of amenities can be found in Market Drayton approximately 5 miles away. The larger towns of Stafford, Newcastle-under-Lyme, Stoke on Trent and Shrewsbury are all within commutable distance.



Your **Local** Property Experts

01630 653641



### Useful Information

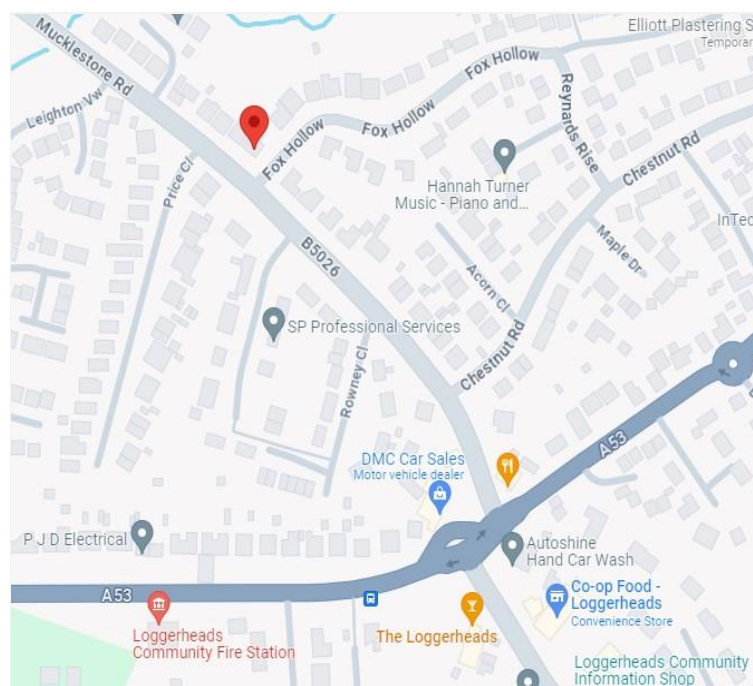
**TO VIEW THIS PROPERTY:** Please contact us on 01630 653641 or Email: [marketdrayton@barbers-online.co.uk](mailto:marketdrayton@barbers-online.co.uk)

**SERVICES:** We are advised that all mains services and gas central heating are available. Barbers have not tested any apparatus, equipment, fittings etc., or services to this property so cannot confirm that they are in working order or fit for the purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

**LOCAL AUTHORITY:** Newcastle Borough Council Tel: 01782 717717

**TENURE:** We are advised that the property is Freehold

**FOR MORE INFORMATION:** Go to: [www.barbers-online.co.uk](http://www.barbers-online.co.uk)



**DIRECTIONS:** From Market Drayton take the A53 towards Loggerheads and Newcastle-under-Lyme. In Loggerheads, at the double mini-roundabouts turn left on Mucklestone Road and the property is approximately 500 yards on your right.

**PROPERTY INFORMATION:** We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance, please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

**AML REGULATIONS:** To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible.



We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property. Plan produced using PlanUp.



## Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01630 653641

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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