

Derwent Drive

Cheadle, Stoke-on-Trent, ST10 1QN



Well-maintained semi detached bungalow with extended living accommodation to the rear, situated in a popular area of Cheadle and for sale with no upward chain involved.

£179,950



John German 

Situated in a sought-after area towards the edge of Cheadle yet still within close proximity of local amenities and a bus stop nearby, viewing and consideration of this lovely bungalow is strongly recommended to appreciate its condition, size and standard.

The town centre is still within easy reach where a wide range of facilities can be found including supermarkets and independent shops, public houses and eateries, schools, doctors and a leisure centre.

Accommodation

A storm porch with tiled floor and a uPVC part obscure double glazed door leads to the welcoming hall that has a feature tiled floor, built-in storage cupboard housing the combination central heating boiler and doors to the accommodation.

The pleasant lounge opens into the dining/garden room extension that enjoys views over the rear garden and French doors opening to the patio.

The fitted kitchen has a range of base and eye level units with work surfaces and an inset sink unit set below the window, space for an electric oven and a built-in storage cupboard. A part double glazed door leads to the utility extension having a fitted work surface and space for appliances, windows overlooking the rear garden and a door outside to the patio.

At the front of the property are the two bedrooms each having fitted wardrobes and wide windows providing natural light. Completing the accommodation is the fitted shower room that has a contemporary white three-piece suite incorporating an oversized shower cubicle with fitted shower over and tiled walls.

Outside

To the rear a paved patio provides a pleasant entertaining area leading to the garden which is mainly laid to lawn with shrub borders and fencing to three sides.

To the front is a gravelled border and a block paved driveway providing off road parking for several cars. Timber double gates lead to the side elevation where there is further parking and access to the detached single garage that has an electronically operated roller door.

Note: The property has solar panels, we are advised there is a 25 year lease from 2015 with A Shade Greener. These panels provide a daily allowance of free electricity but no feeding tariff.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

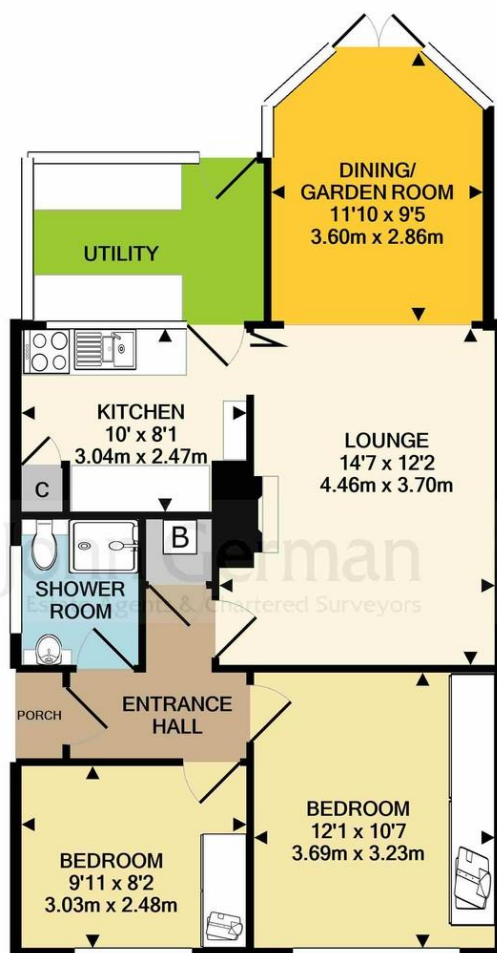
Services: Mains water, drainage, electricity and gas are believed to be connected to the property but purchasers are advised to satisfy themselves as to their suitability.

Useful Websites: www.environment-agency.co.uk

www.staffsmoorlands.gov.uk

Our Ref: JGA/18012021

Local Authority/Tax Band: Staffordshire Moorlands District Council / Tax Band B



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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