



AUSTIN & ROE
INDEPENDENT ESTATE AGENTS

2 BEDROOM DETACHED FOR SALE - £280,000

PARKWAY, STONE, STAFFORDSHIRE, ST15 8PJ



KEY FEATURES

• 2 BEDROOM DETACHED BUNGALOW WITH DRIVE • COVERED OUTSIDE AREA AND STORAGE • SPACIOUS LOUNGE WITH SPACE FOR DINING • FITTED KITCHEN • MASTER BEDROOM WITH EN-SUITE SHOWER ROOM • 2ND DOUBLE BEDROOM • FAMILY BATHROOM • GAS CENTRAL HEATING & DOUBLE GLAZING

STONE

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DESCRIPTION

Austin & Roe have great pleasure in offering For Sale this Two Bedroom Detached Bungalow with Garage and Driveway, garden to front and rear, in a sought after area just a few minutes walk from the Town centre with its Railway Station, Leisure Centre, Parks, bespoke shops, Supermarkets and M&S Food Hall.

The property comprises an Entrance Hall, Lounge with space for Dining, Kitchen, Inner Hall, Master Bedroom with En-Suite, Second Bedroom and Family Bathroom. The property benefits from a covered outdoor area with storage, gas central heating and double glazing.

At the front of the property is a paved driveway which extends across the front of the property with an adjacent stone bed. To the rear is a fully enclosed garden with paved patio area for alfresco dining and outdoor entertaining and a garden laid to lawn having wooden fencing to onside and hedging to the otherside and the rear.

Council Tax C
Mains Electric
Mains Gas
Mains Water
Broadband FTC
Mobile Coverage

You can view the virtual tour for this lovely property on our website, rightmove or by typing the following link into your subject bar:-

<https://my.360picture.uk/tour/8-parkway-stone>

LOCATION

Take the Lichfield Road out of Stone Town and turn left onto Parkway, your destination is on the right fourth bungalow.

GROUND FLOOR

Entrance Hall - 7' 6" x 6' 5" (2.3m x 1.96m) The property is entered via a white uPVC glazed door with matching side panel into a welcoming Entrance Hall having neutral decor with a wall light, a white ceiling with central pendant light fitting, a wall mounted central heating radiator and neutral fitted carpet. There are glazed doors into the lounge and kitchen and two built-in cupboards.

Lounge - 18' 6" x 13' 1" (5.64m x 3.99m) The spacious lounge area has neutral wall covering with two wall lights, a white ceiling with twin light fittings and coved cornices, a double glazed window to the front aspect with wall mounted central heating radiator below, a second wall mounted central heating radiator, a wooden fireplace with neutral tiled backing and hearth inset with a gas living flame fire, TV connection and neutral fitted carpet. There is ample room for a dining table and chairs. Two doors open into the entrance hall and the inner hallway.

Kitchen - 12' 5" x 7' 11" (3.81m x 2.42m) The fitted Kitchen has full height ceramic tiled walls, a white ceiling with central 4-lamp chrome spotlight fitting, a window and door into the covered outdoor area, a wall mounted central heating radiator, a TV connection point and vinyl non-slip flooring. There is a selection of wood effect wall and base units with a cream marble effect counter top inset with a stainless steel sink, drainer and chrome mixer tap, space and plumbing for a washing machine, space for a cooker and fridge/freezer. There is ample room for a kitchen table and chairs.

Inner Hall - 5' 8" x 5' 10" (1.74m x 1.78m) The Inner Hall leads to the



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bathroom and two bedrooms, has neutral decor, a white ceiling with a flush light fitting and loft hatch giving access to the roof space, a useful built-in storage cupboard and a neutral fitted carpets.

Bedroom 1 - 14' 4" x 10' 9" (4.37m x 3.3m) The First Bedroom has neutral decor with an up-lghter, a white ceiling with central light fitting, TV connection and neutral fitted carpet, there is a dressing area with fitted wardrobes, recessed spotlights, a double glazed window to the rear aspect and a door opening into the en-suite shower room.

En-Suite - 8' 8" x 4' 2" (2.66m x 1.29m) The En-Suite Shower Room benefits from half height white tiling with a contemporary wall covering above (full height tiling in the shower cubicle) a white ceiling with recessed spotlights, a double glazed window with obscured glass to the rear aspect, a wall mounted central heating radiator, a built-in storage cupboard and "Flotex" fitted carpet, The white sanitary ware comprises a shower cubicle with electric shower and glass shower screen, a pedestal wash hand basin with chrome taps and a low-level WC.

Bedroom 2 - 11' 5" x 11' 3" (3.49m x 3.43m) The Second Bedroom has neutral decor with a wall-light over a fitted mirror, a white ceiling with central pedant light fitting and coved cornice, a double glazed window to the rear aspect with a wall mounted central heating radiator below, two fitted shelves, fitted wardrobes and neutral fitted carpet.

Family Bathroom - 6' 10" x 5' 8" (2.1m x 1.74m) The Family Bathroom benefits from half height ceramic tiling with contemporary wall covering above and fitted electric fan heater, a white ceiling with central light fitting having spotlights, a double glazed window with obscured glass, a fitted mirrored bathroom cabinet, a wall mounted central heating radiator and neutral "Flotex" fitted carpet. The white bathroom suite comprises a panel bath with chrome mixer tap, a pedestal wash hand basin and low-level close coupled WC with push button flush.

EXTERIOR

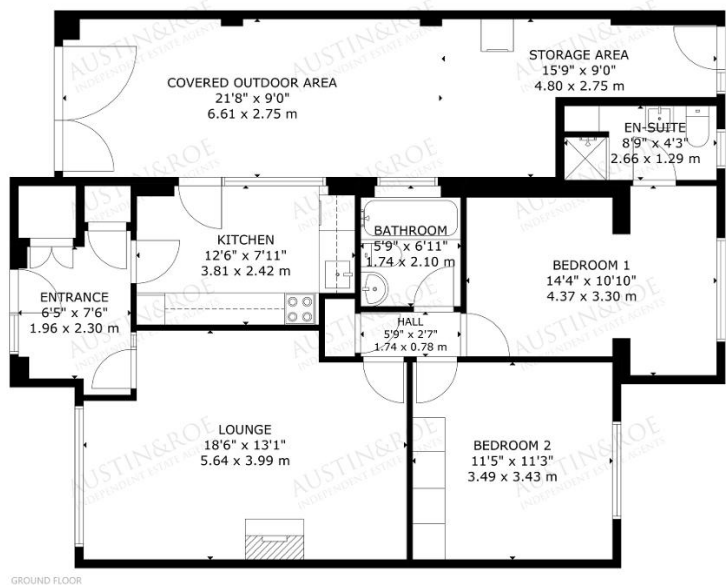
Covered Outside Area - 21' 8" x 9' 0" (6.61m x 2.75m) Approached from the front of the property are doors opening into a covered area with white wooden doors, inside is a large covered area with painted neutral with a wood and polycarbonate roof, fluorescent strip lights, a door opening into the kitchen and paved flooring. It is open at the far end to a storage area.

Storage Area - 15' 8" x 9' 0" (4.8m x 2.75m) The Storage area is at the rear of the covered area, has neutral decor a wooden ceiling with lighting and a wooden glazed door opening onto the rear garden.

Outside Areas - At the front of the property is a paved driveway inset with block paving pattern which extends across the front of the property with an adjacent stone bed with paving in centre for flower-pots.

To the rear is a fully enclosed garden with good sized paved patio area for alfresco dining and outdoor entertaining, a shed, a garden laid to lawn having wooden fencing to onside and hedging to the otherside and the rear.





GROSS INTERNAL AREA
TOTAL: 70 m²/752 sq.ft
GROUND FLOOR: 70 m²/752 sq.ft
EXCLUDED AREAS: STORAGE AREA: 9 m²/97 sq.ft, COVERED OUTDOOR AREA: 18 m²/196 sq.ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



ADDITIONAL PHOTOS



ENERGY EFFICIENCY

