



£430,000

🔑 TENURE: Freehold

📊 EPC RATING: C

💰 COUNCIL TAX BAND: E

Wildwood Stafford

Shepherds Fold Wildwood
Stafford Staffordshire



Property in Shepherds Fold rarely come to market, this beautifully presented and much improved four bedroom detached family home is sure to impress, being situated within a highly desirable cul-de-sac, close to schools, amenities, parkland and canal walks.

Internally the accommodation comprises of an entrance porch, entrance hallway, refitted guest W.C, living room, dining room, refitted breakfast kitchen, refitted utility room and a substantial garden/sitting room with Velux windows. To the first floor there are four bedrooms and a stunning refitted family bath/bathroom. Externally the property has ample off road, carport, single garage and a beautifully maintained landscaped rear garden with decked seating area.

- Superb Four Bedroom Detached Family Home
- Good Sized Living Room & Dining Room
- Large Garden Room, Refitted Kitchen & Utility
- Refitted Family Bath/Shower Room
- Driveway, Carport & Single Garage
- Highly Regarded Cul-De-Sac Location

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14 Salter Street, Stafford, Staffordshire, ST16 2JU

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Entrance Porch

Being accessed through a double glazed entrance door, the good-sized porch has a tiled floor, double glazed windows to three elevations and a double glazed door leading to:

Entrance Hall

Having a high gloss tiled floor, radiator, coving, stairs leading to the first floor landing.

Guest WC 4' 8" x 5' 11" (1.41m x 1.80m)

Being refitted in a contemporary style having a circular wash hand basin set onto a top with vanity unit beneath and contemporary chrome mixer tap and enclosed dual flush low level WC. Splashback tiling, large wall mounted mirror with downlighting over, chrome towel radiator, high gloss tiled floor and double glazed window to the front elevation.

Living Room 15' 6" x 12' 3" (4.73m x 3.73m)

A spacious and light living room with a contemporary style quartz fire surround with matching inset and hearth and housing a pebble effect living flame gas fire, coving, radiator and double glazed bow window to the front elevation.

Dining Room 8' 9" x 15' 4" (2.67m x 4.68m)

A spacious dining room with a radiator, coving and double glazed sliding doors which lead to:

Garden Room 12' 4" x 11' 3" (3.76m x 3.44m)

A substantial room having double glazed windows with views over the rear garden, laminate floor, three skylights with built-in blinds, downlights, wall mounted air condition unit and double glazed double doors lead to the paved seating area and rear garden.



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Kitchen 12' 8" x 9' 2" (3.87m x 2.79m)

Fitted in a contemporary style and having a range of high gloss units extending to base and eye level and fitted granite work surfaces with an inset one and a half bowl ceramic sink drainer with contemporary style chrome mixer tap. Range of integrated appliances including a double oven/grill, microwave oven, four ring induction hob with stainless steel cooker hood over and fridge. Breakfast bar area, numerous downlights, granite splashback and window sill, tiled floor, chrome towel radiator, understairs storage cupboard, double glazed window and door to the rear elevation.

Utility Room 6' 10" x 6' 0" (2.09m x 1.82m)

Again, having granite worksurfaces with inset ceramic sink drainer with chrome mixer tap, granite splashback and window sill. Base unit, double height larder cupboard, space for a freezer, tiled floor, radiator, downlights and double glazed window to the side elevation.

First Floor Landing

Having access to loft space.

Bedroom One 12' 0" x 12' 7" (3.65m x 3.83m)

A good-sized double bedroom having fitted double wardrobes extending to one wall, coving, radiator and double glazed window to the front elevation.

Bedroom Two 9' 3" x 12' 5" (2.81m x 3.78m)

A second double bedroom again having fitted double wardrobes extending to one wall with sliding mirror fronted doors, radiator and double glazed window to the rear elevation.

Bedroom Three 9' 1" x 12' 3" (2.78m x 3.74m)

Having coving, radiator and double glazed window to the rear elevation.

Bedroom Four 7' 9" x 12' 2" (2.35m x 3.71m) - all max measurements

Having built-in airing cupboard with shelving, coving, radiator and double glazed window to the front elevation.

Family Bathroom 9' 8" x 6' 4" (2.95m x 1.92m)

Being refitted in a modern and contemporary style having a panelled bath with central chrome mixer tap and pull-out shower head, large walk-in double shower cubicle with mains shower and an overhead large shower, circular wash hand basin set onto a top with vanity unit beneath and chrome mixer tap and enclosed dual flush low level WC. Numerous downlights, tiled walls, chrome towel radiator, tiled floor and double glazed window to the side elevation.

Outside - Front

The property is approached over a sweeping block paved drive providing parking for numerous vehicles. The front garden is mainly laid to lawn with well stocked beds and water tap The block paved drive continues to the side and leads to:

Carport

Which leads to:

Garage 18' 2" x 8' 2" (5.53m x 2.50m)

Having power, lighting, double glazed door to the side and double doors to the front elevation.

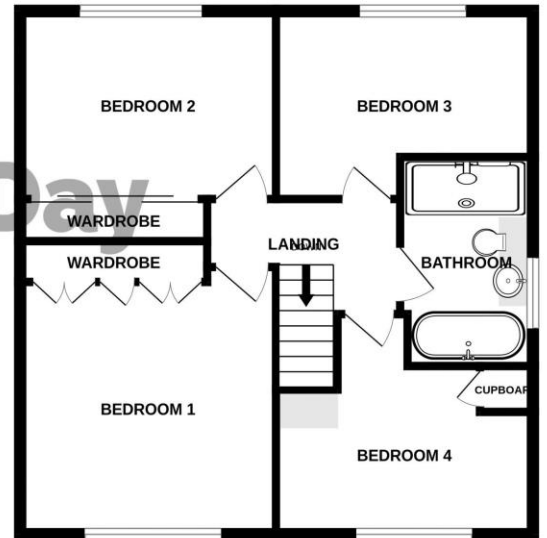
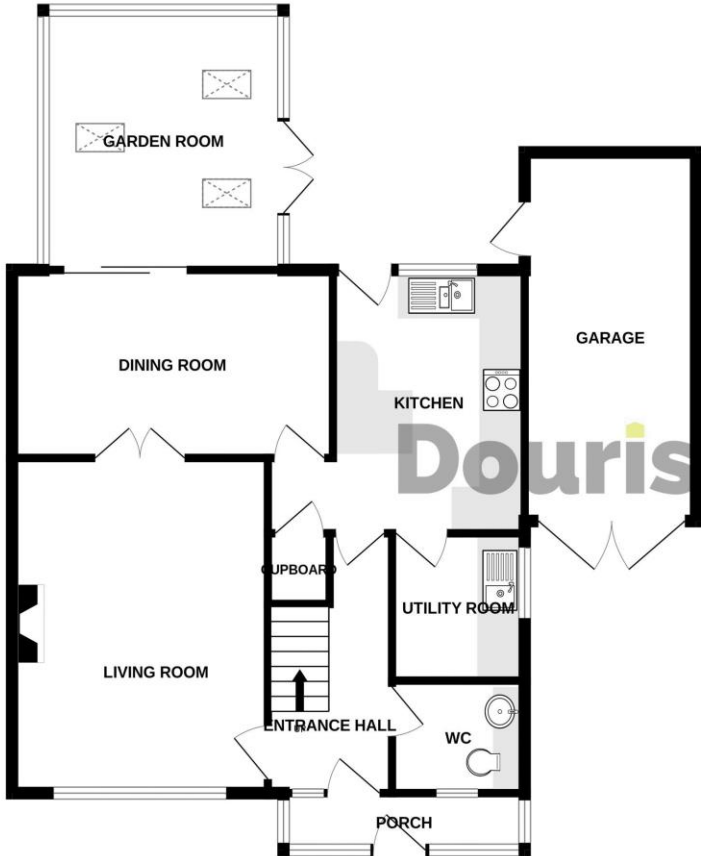
Outside - Rear

A beautifully maintained rear garden with a large paved seating area overlooking the remainder of the garden being laid to lawn with deep well stocked beds having a variety of plants and shrubs. There is a substantial decked seating area.

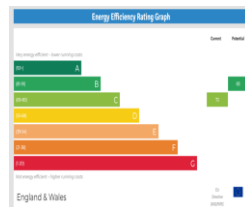


GROUND FLOOR

1ST FLOOR



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