



£325,000

🔑 TENURE: Freehold

📊 EPC RATING: E

🏠 COUNCIL TAX BAND: E

Gnosall Stafford

The Flashes Gnosall
Stafford Staffordshire



MAKE IT YOUR OWN!! This four-bedroom detached home is positioned in the fantastic village of Gnosall, which has nearby shops, amenities, and delightful walks. Perfectly designed for growing families, this property presents incredible potential, requiring a touch of modernisation that is excellent for anybody wanting to add their own stamp!

Internally, the property comprises an entrance hallway, living room, dining room, kitchen, utility room, office, and guest WC. Heading upstairs you will find the four double bedrooms and a family bathroom. Externally the home sits on an enviable plot with plenty of parking a single garage and a large rear garden. This home certainly won't hang around for long so don't miss out and book in a closer inspection today.

- Large Four Double Bedroom Detached Home
- Plenty Of Potential To Improve
- Living Room, Dining Room & Office
- Kitchen & Utility Room
- Family Bathroom & Guest WC
- Driveway, Garage & Large Garden

You can reach us 9am to 9pm, 7 days a week

14 Salter Street, Stafford, Staffordshire, ST16 2JU

01785 223344

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Entrance Hallway

Accessed through a double glazed front entrance door, having stairs off, rising to the First Floor Landing & accommodation, a radiator, and a double glazed window to the front elevation.

Living Room 21' 7" x 12' 11" (6.57m x 3.93m)

A large & bright reception room, having a wall mounted electric fire, two radiators, a double glazed window to the front elevation, and double glazed sliding patio doors providing views and access out to the rear garden.

Dining Room 10' 11" x 10' 3" (3.33m x 3.13m)

Having a radiator, and a double glazed window to the front elevation.

Kitchen 10' 2" x 17' 3" (3.10m x 5.27m)

Fitted with a matching range of wall, base & drawer units with fitted work surfaces over, and incorporating an inset stainless steel sink with drainer & mixer tap, and appliances which include an integrated oven, hob with extractor hood above. There is also a useful storage cupboard, wood effect flooring, a radiator, and two double glazed windows to the rear elevation.

Utility Room 8' 1" x 9' 11" (2.47m x 3.01m)

Featuring fitted base units with work surfaces over, and incorporating an inset sink & drainer. There is also wood effect flooring, chrome towel radiator, a double glazed window & door to the rear elevation.



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Guest WC 2' 11" x 5' 2" (0.88m x 1.58m)

Fitted with a suite which comprises of a low-level WC & wash hand basin. There is also a radiator, wood effect flooring, and a double glazed window to the side elevation.

Home Office 16' 4" x 6' 8" (4.97m x 2.02m)

Having a double glazed window & door to the front elevation, and a radiator.

First Floor Landing

Having a double glazed window to the front elevation, an access point to the loft space, and internal doors off, providing access to;

Bedroom One 11' 5" x 12' 11" (3.47m x 3.94m)

A double bedroom, having a double glazed window to the front elevation, and a radiator.

Bedroom Two 10' 1" x 12' 10" (3.08m x 3.90m)

A second double bedroom, having a double glazed window to the rear elevation, and a radiator.

Bedroom Three 11' 0" x 10' 4" (3.36m x 3.14m)

A third double bedroom, having a double glazed window to the front elevation, and a radiator.

Bedroom Four 10' 6" x 9' 0" (3.20m x 2.74m)

A fourth double bedroom with a built-in cupboard which houses a gas central heating boiler, a radiator, and a double glazed window to the rear elevation.

Bathroom

Fitted with a white suite comprising of a low-level WC, a panelled bath with mixer taps & mains-fed shower over, and a vanity style wash hand basin with mixer tap & storage beneath. There is also a radiator, and a double glazed window to the rear elevation.

Outside Front

The property is approached over a double width driveway which provides ample off-street parking, and having a lawned garden area.

Garage 16' 10" x 8' 4" (5.13m x 2.53m)

Having an up and over vehicle access door to the front elevation, and a further internal door leading to/from the Home Office. There are also two double glazed windows to the side elevation, a useful built-in cupboard storage area, and benefitting from having both power & lighting.

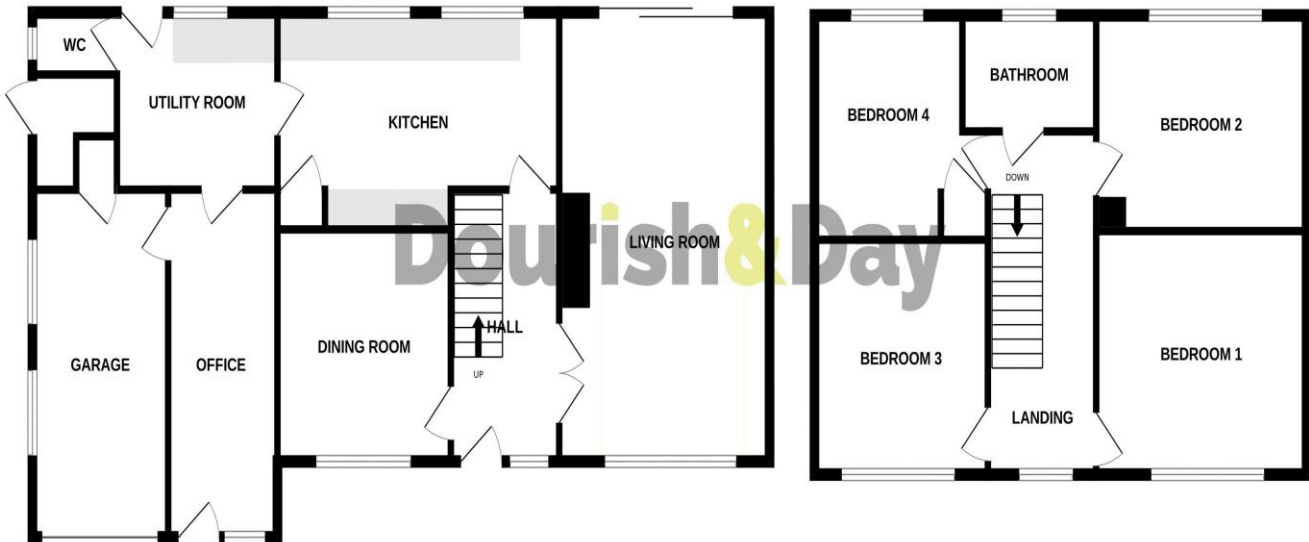
Outside Rear

A large rear garden which is laid mainly to lawn, and also features a paved patio seating area.

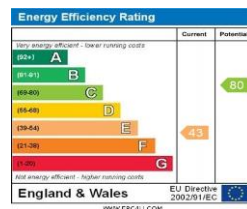


GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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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