



PRIORY

PROPERTY SERVICES



3 Bedrooms. Family Home Well Positioned Within A Sought After Quiet Cul-De-Sac & Occupying A Very Generous Corner Position. Generous Lounge With Double Opening French Doors Allowing Access To Large Open Plan Dining Kitchen.



Swift Drive Biddulph ST8 7TX

£210,000

ENTRANCE HALL

uPVC double glazed door to the front. Stairs allowing access to the first floor landing. Door to the lounge. Ceiling light point. Low level power point. Panel radiator.

LOUNGE 13' 8" x 11' 8" (4.16m x 3.55m)

Wall mounted modern electric fire. TV and telephone points. Door to under-stairs store cupboard. Panel radiator. Coving to the ceiling with ceiling light point. Attractive part glazed double opening french doors allowing access and views into the kitchen. uPVC double glazed bow window to the front elevation.

DINING KITCHEN 14' 10" x 9' 6" (4.52m x 2.89m)

Range of modern fitted eye and base level units. Base units having work surfaces above. Tile splash-backs. Various power points over the work surfaces. Built-in AEG stainless steel five ring gas hob. AEG stainless steel extractor fan/light above. Built-in AEG double electric ovens below. Stainless steel one and half bowl drainer and mixer tap. Built-in AEG dishwasher. Built-in Leisure washing machine. Good selection of drawer and cupboard space. Ample space for free-standing fridge or freezer. Panel radiator. Ceiling light points. Glazed double opening french doors allowing access into the lounge. Large archway into the conservatory. uPVC double glazed window allowing pleasant views of the rear garden.

CONSERVATORY 11' 0" x 7' 2" (3.35m x 2.18m) approx.

Brick base construction. Pitched roof. uPVC double glazed windows to both the side and rear elevations allowing views of the garden. Electric wall mounted heater. Low level power points. Panel radiator. uPVC double glazed door to the side elevation. Ceiling light point.

FIRST FLOOR LANDING

Stairs allowing access to the ground floor. Loft access point. Doors to principal rooms. Ceiling light point. uPVC double glazed frosted window to the side. Cylinder cupboard with slatted shelves.

BEDROOM 1 12' 4" maximum into the wardrobe x 9' 0" (3.76m x 2.74m)

Panel radiator. Built in wardrobes to one wall with sliding fronts. Ceiling light point. Low level power points. uPVC double glazed window to the rear allowing pleasant views of the garden and partial views of Mow Cop and Congleton Edge on the horizon.

BEDROOM 2 10' 8" x 7' 2" (3.25m x 2.18m)

Panel radiator. Small entrance recess area. Low level power points. uPVC double glazed window to the front.

BEDROOM 3 7' 4" x 6' 4" (2.23m x 1.93m)

Panel radiator. Low level power point. Ceiling light point. uPVC double glazed window to the front.

BATHROOM 6' 0" x 5' 6" (1.83m x 1.68m)

Three piece modern white suite comprising of a low level w.c. Pedestal wash hand basin with chrome coloured mixer tap. Panel bath with chrome coloured hot and cold taps. Triton electric shower above. Glazed shower screen. Chrome coloured panel radiator. Extractor fan. Ceiling light point. uPVC double glazed frosted window to the rear.

EXTERIOR FRONT

Property is approached via a long sweeping tarmac driveway edged in block pavers providing extensive off road parking/hard standing. Large plum slate low maintenance border. Timber fencing forming the boundaries. Canopied entrance with lantern reception light. Small flagged patio at the front of the property allows gated secure access from either side of the property to the rear. Driveway continues down one side of the property to a flagged patio area/additional parking with secure gated access to the rear.

EXTERIOR REAR

Good sized flagged patio area that surrounds the conservatory and side of the property. Enjoys the majority of the mid-day to later evening sun. Outside water tap. Security lighting. Garden is mainly laid to lawn. Meandering concrete pathway leading to a flagged patio towards the head of the garden. Timber fencing forming the boundaries.

VIEWING

Is strictly by appointment via the selling agent.

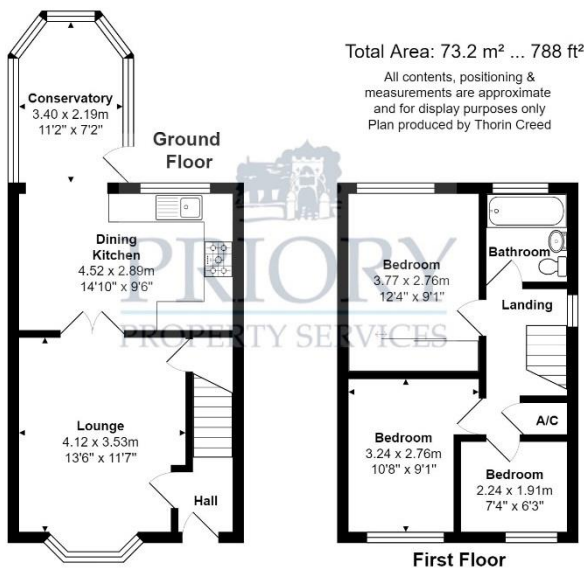


PRIORY

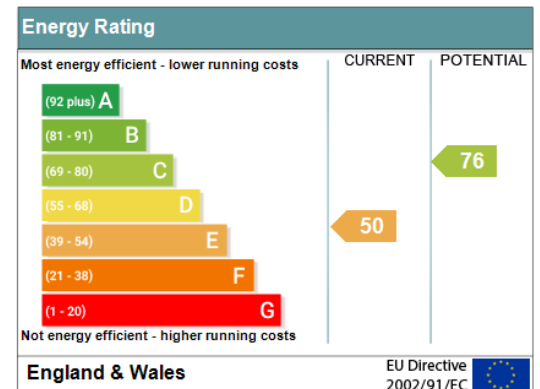
PROPERTY SERVICES

Biddulph's Award Winning Team





Address: 16 SWIFT DRIVE, BIDDULPH, BIDDULPH, ST8 7TX
 RRN:



PLEASE NOTE – None of the services, fittings or appliances (if any), heating, plumbing or electrical systems have been tested and no warranty is given as to their working ability. All measurements are taken electronically and whilst every care is taken with their accuracy they must be considered approximate and should not be relied upon when purchasing carpets or furniture.