



Limekiln Lane, Church
LawtonST7



OneAgency

01782 970222

hello@oneagencygroup.co.uk



Offers in Region of £330,000

An impressive sized four bedroom semi-detached house in the sought after location of Church Lawton. The property is tucked away and benefits from generous accommodation including cinema room, two office spaces, outhouse with sauna and much more! An ideal property for a family looking to upsize or someone looking for large accommodation. Located close to Kildgrove Centre, amenities, commuter links and schools. Viewing is highly advised!





Ground Floor

Hallway

UPVC front door, radiator and laminate flooring.

Lounge

3.96m x 3.52m (13' 0" x 11' 7") A double glazed bay window with seat and electric heater, log burner, radiator and carpet flooring.

Kitchen

4.07m x 3.75m (13' 4" x 12' 4") A range of wall and base units with worktops, sink basin with mixer tap, space for a range cooker, fridge/freezer, integral dishwasher, breakfast bar area, double glazed window, automatic lighting and tiled flooring.

Utility

1.68m x 1.61m (5' 6" x 5' 3") Plumbing for a washing machine, space for a dryer, UPVC door, automatic lighting and tiled flooring.

Dining Room

3.76m x 2.78m (12' 4" x 9' 1") French doors, radiator and wooden flooring.

Cinema/Family Room

5.73m x 3.72m (18' 10" x 12' 2") A double glazed window and carpet flooring.

Office

4.06m x 1.96m (13' 4" x 6' 5") UPVC door, radiator, sky light and carpet flooring.

Office Two

2.51m x 1.87m (8' 3" x 6' 2") French doors, electric heater, sky light and carpet flooring.

WC

A low level W/C, wash basin, tiled walls and vinyl flooring.

First Floor

Bedroom One

3.72m x 3.43m (12' 2" x 11' 3") Double glazed windows, radiator and carpet flooring.

Bedroom Two

3.53m x 3.41m (11' 7" x 11' 2") A double glazed window, radiator and carpet flooring.

Bedroom Three

3.74m x 3.05m (12' 3" x 10' 0") Double glazed windows, radiator and carpet flooring.

Bedroom Four

2.35m x 2.15m (7' 9" x 7' 1") A double glazed window, storage, radiator and carpet flooring.

Bathroom

2.98m x 1.81m (9' 9" x 5' 11") A white suite with bath, vanity hand wash basin, low level W/C, double glazed window, towel radiator, tiled walls, automatic lighting and vinyl flooring.

Second Floor

Loft Space

4.02m x 3.68m (13' 2" x 12' 1") A double glazed window, radiator and carpet flooring.

External

Front - A block paved driveway for off road parking, electric car charge point and storage space.

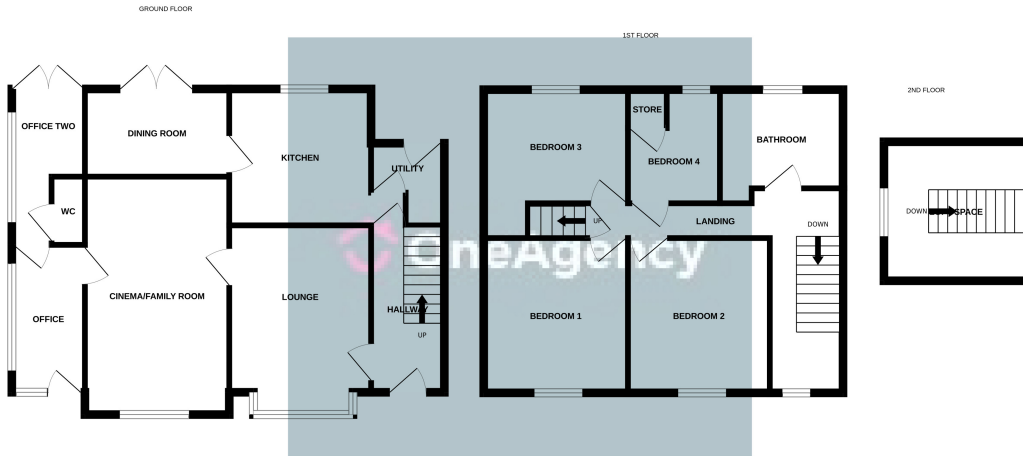
Rear - A block paved patio area, artificial turf

Outhouse - Spacious outhouse with electric power, hot tub, walk in shower and sauna.

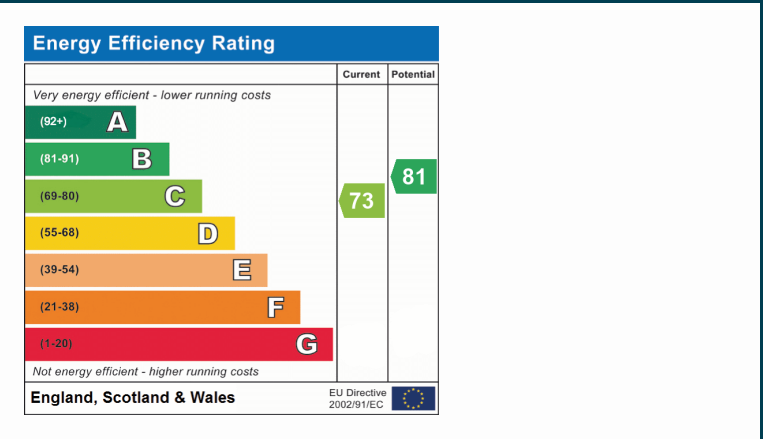
AGENTS NOTES

The council tax band is B. The local authority is Newcastle-under-Lyme.





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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OneAgency, 9 & 10 Ridge House Drive, Festival Park, Stoke-on-Trent, ST1 5SJ

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