



Blundell Drive,  
Stone



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# Offers in Excess of £300,000

Exceptionally well presented detached house, situated in the sought after location of Stone, within walking distance of the town centre. The property benefits from a superb open plan kitchen diner to the rear of the property, detached garage and ample off road parking. Viewing of this family home which was built in 2018 is highly recommended.





## Ground Floor

### Entrance

An open roof porch with coach light and composite part obscure double glazed front door opens to the hallway.

### Hall

Offering a large format tiled floor, radiator and central heating thermostat. Access to the guest cloakroom, lounge, kitchen diner and stairs to the first floor accommodation.

### Guest W/C

Fitted with a white suite comprising: low level push button WC, pedestal wash hand basin with chrome taps and tiled splash-back, radiator, extractor fan and large format tiled floor.

### Lounge

A spacious main reception room offering a Upvc double glazed bay window to the front of the property, two radiators, carpet, BT and Sky media connections, doorway to the kitchen diner.

### Kitchen Diner

A large open plan kitchen diner fitted with an extensive range of grey finish wall and floor units, block wood effect work surfaces and matching upstands, inset 1½ bowl stainless steel sink and drainer with chrome mixer tap. Upvc double glazed French doors opening to the rear patio and window overlooking the rear garden, radiator with ornate surround, large format tiled floor and TV connection. Wall cupboard housing the Logic EPSI 35 gas combi central heating boiler.

Appliances include: stainless steel four ring gas hob with stainless steel splash-back, extractor hood and light over, integral electric double. Plumbing for a washing machine and space for an upright fridge freezer.

### First Floor

### Stairs & Landing

Traditional white painted spindle, newel post and banister stairs lead to a galleried landing with Upvc double glazed window to the side aspect, storage cupboard, radiator, loft access and carpet.

## Master Bedroom

Offering a Upvc double glazed window overlooking the rear garden, built-in wardrobes and storage, radiator, TV connection and carpet. Doorway to the en-suite shower room.

### En-Suite Shower Room

Fitted with a white suite comprising: low level push button WC, pedestal wash hand basin with chrome taps, fully tiled shower enclosure with an Aqua Lisa electric shower system. Part tiled walls, radiator, extractor fan and tiled floor.

### Bedroom Two

With UPVC double glazed window to the rear elevation, radiator, carpet and TV connection.

### Bedroom Three

A third double bedroom offering a Upvc double glazed window to the front aspect, radiator and carpet.

### Bedroom Four

Currently used as a study offering a Upvc double glazed window to the front elevation, storage cupboard, built-in mirror sliding door wardrobes, radiator and wood effect laminate flooring.

### Family Bathroom

Fitted with a modern white suite comprising: standard bath, panel and shower screen with chrome taps and twin head mains fed thermostatic shower system above, low level push button WC and pedestal wash hand basin with chrome mixer tap. Part tiled walls, radiator, Upvc obscure double glazed window to the side aspect, extractor fan and tiled floor.

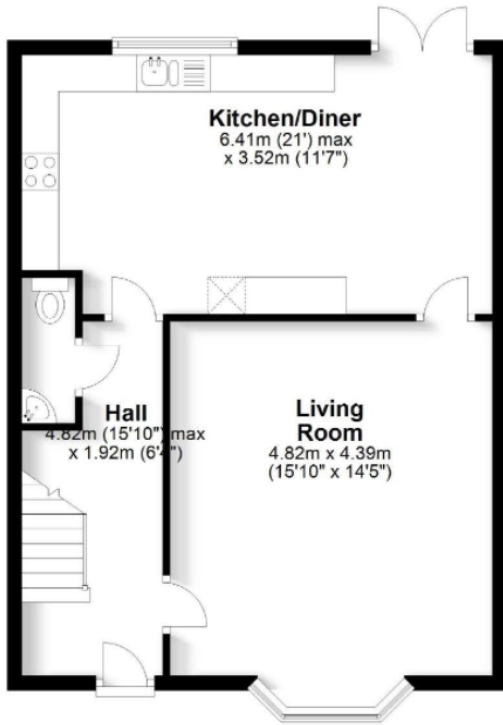
### External

Outside - The property is approached via a tarmac driveway, providing off road parking for four vehicles before a detached single garage. The garage offers a steel up and over door, lighting and power supply with consumer unit sufficient for a garden hot tub connection.

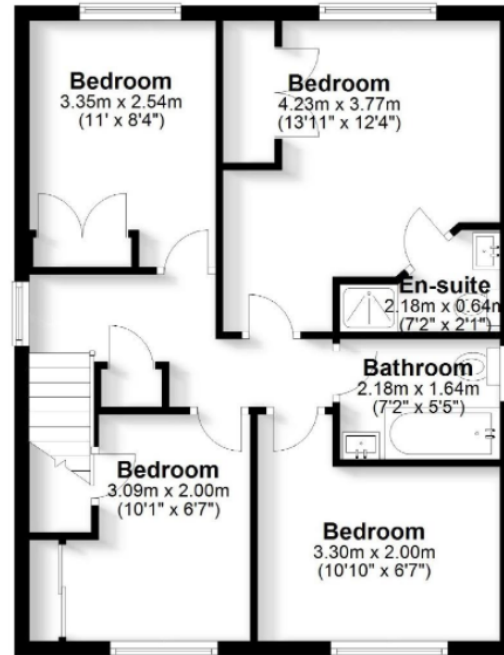
Front - A paved pathway leads to an open porch with coach light before the front door. With hedgerow, flower bed, lawn and side access to the rear garden via a wooden gate.

Rear - The enclosed rear garden offers an Indian stone paved patio and pathway, artificial lawn, timber fence panelling, gateway to a storage area behind the garage, external power and water connections.

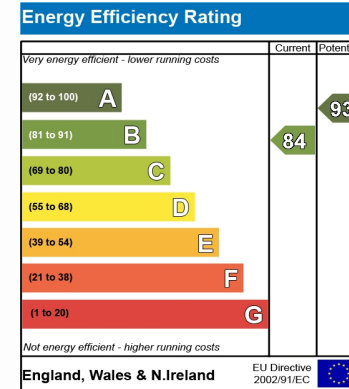
Ground Floor



First Floor



We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.  
Plan produced using PlanUp.



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Every attempt has been made to ensure accuracy, however, all measurements are approximate and for illustrative purposes only. **Not to scale.**

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