



Crackley Bank,  
Newcastle-under-Lyme  
ST5 7AA



**OneAgency**

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# £175,000

A stunning new build four bedroom town house in a great location of Newcastle-under-Lyme on Crackley Bank. The property is brand new throughout featuring a modern design with a layout over three floors with a top of the range Worcester Bosch combi boiler. The master bedroom benefits from an en suite and brilliant sized storage room. The property has been expertly designed and it's needless to say no expense has been spared. Externally the property has off road parking to the front and a generous garden to the rear with access from the side as this property is the mid town house. No Chain!





## Ground Floor

### Hallway

Entered through the front door, under stairs storage cupboard, radiator and access to ground floor accommodation.

### Guest W/C

1.65m x 0.86m (5' 5" x 2' 10") A useful downstairs w/c with hand wash basin and cupboards for storage, chrome towel radiator and a double glazed window.

### Kitchen

4.88m x 2.12m (16' 0" x 6' 11") A new fitted gloss grey kitchen with wall and base units with worktops, stainless steel sink basin, electric hob with hood and extractor over, plumbing for a washing machine, space for a fridge/freezer, double glazed bay window to the front and radiator.

### Lounge

4.28m x 3.64m (14' 1" x 11' 11") A set of french doors leading to the rear garden, double glazed window to the rear and radiator.

## First Floor

### Bedroom Two

4.56m x 2.12m (15' 0" x 6' 11") A double glazed window to the rear and radiator.

### Bedroom Three

4.02m x 2.11m (13' 2" x 6' 11") A double glazed window to the front and radiator.

### Bedroom Four

2.80m x 2.03m (9' 2" x 6' 8") A double glazed window to the rear and radiator.

## Bathroom

2.01m x 1.68m (6' 7" x 5' 6") A brand new modern bathroom suite comprising of a bath with overhead shower unit, pedestal hand wash basin, w/c, chrome towel radiator, part tiled walls and double glazed window to the front.

## Second Floor

### Bedroom One

3.44m x 3.25m (11' 3" x 10' 8") A master bedroom with a double glazed window to the front, radiator and access to the en suite.

### En Suite

2.40m x 1.89m (7' 10" x 6' 2") A brand new en suite fitted with a corner show with tiled walls, pedestal hand wash basin, w/c, radiator and velux window.

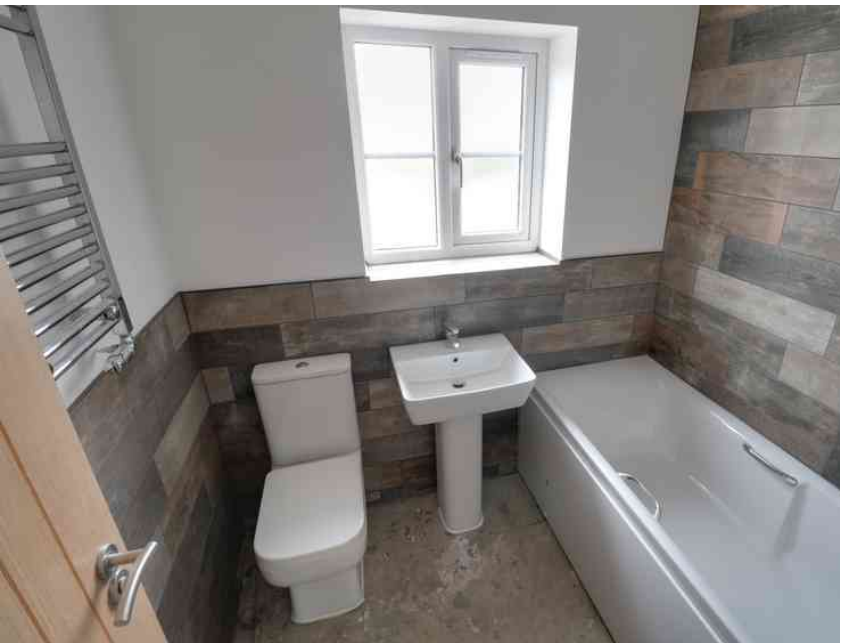
### Storage Space

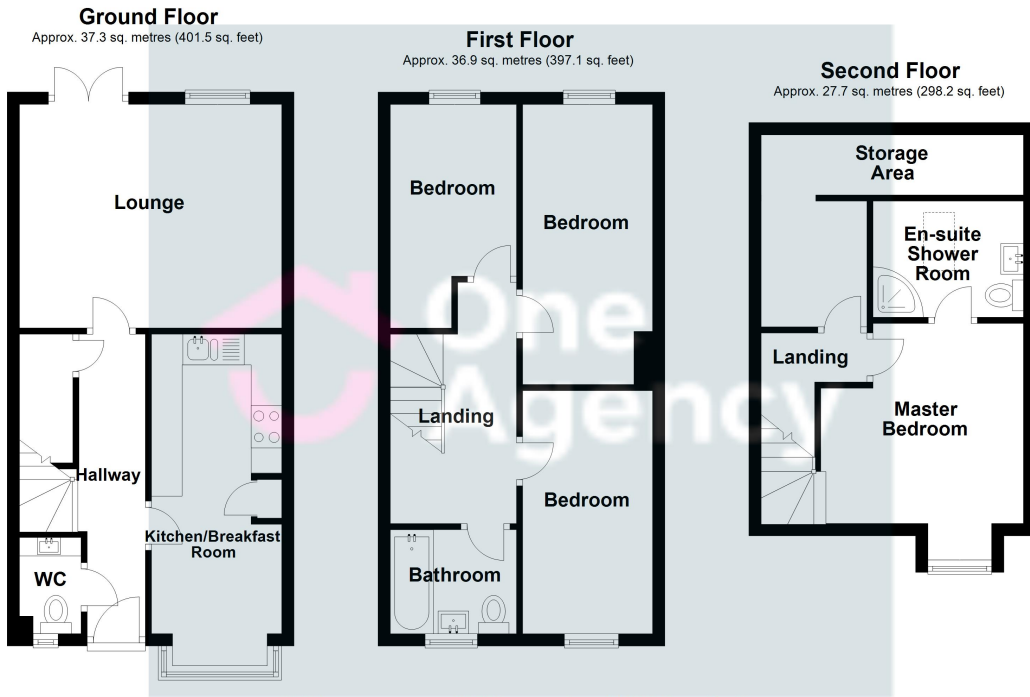
2.05m x 1.75m (6' 9" x 5' 9") A fantastic space for storage for the master bedroom with the brand new top of the range Worcester Bosch combi boiler supplying the gas central heating to the property.

## External

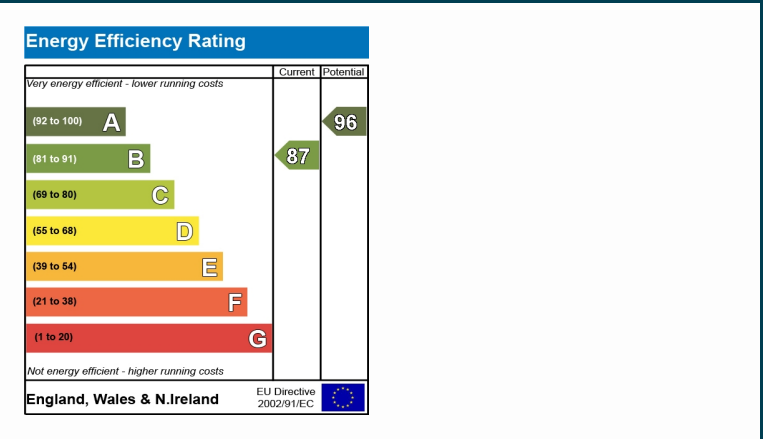
Front - A driveway for off road parking for two vehicles. The property has a brick built area to store outside bins.

Rear - A patio paved area for seating and new built brick wall with steps up to a lawned area with fenced borders.





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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