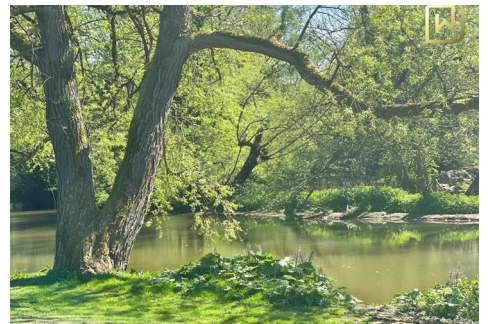




14 Riverside, Churnet View Road, Staffordshire, ST10 3AE

Price guide £215,000

'Slow down and enjoy life. Its not only the scenery you miss by going too fast – you also miss the sense of where you are going.' –
Eddie Cantor

Take a moment to explore this quaint cottage style home tucked away in a peaceful and idyllic setting in the heart of Oakamoor.
With beautiful surrounding countryside, open-plan living and a gorgeous garden, this property is not one to miss.

Denise White Estate Agents Comments

Escape to the tranquillity of the countryside with this delightful mid-terrace cottage, nestled in the idyllic village of Oakamoor, Staffordshire. Beautifully presented throughout, this two-bedroom home is perfect for individuals, couples, or young families seeking a peaceful retreat surrounded by stunning rural landscapes.

The ground floor offers open-plan living, combining a welcoming lounge and dining area centred around a cosy log burner—ideal for relaxing evenings or entertaining guests in a warm, characterful setting. The well-appointed kitchen is complemented by a practical utility area to the rear, offering additional storage and convenience.

Upstairs, you'll find two generously sized bedrooms. The larger of the two enjoys a picturesque outlook over the charming front garden, with views extending to the woodlands beyond. A stylish and modern bathroom completes the first floor.

Outside, the property boasts a beautifully maintained front garden with a paved pathway leading past a manicured lawn and stone patio—an ideal spot to unwind and enjoy the leafy surroundings. The initial area of the front garden offers potential for conversion into off-road parking, subject to appropriate permission.

To the rear, there is a shared passageway with two useful storage sheds and a small vegetable patch beyond.

This characterful cottage is a rare opportunity for those yearning for a slower-paced lifestyle amidst the rolling countryside, yet still within reach of local amenities. Whether you're looking for a peaceful permanent residence or a charming rural escape, this home ticks all the boxes.

Location



Situated in the village of Oakamoor within walking distance to all the village amenities and the popular Cricketers Arms public house. Nearby Alton village supplies a number of amenities including village shop, pub restaurants, the famous Alton Towers Resort together with the castle. The market towns of Cheadle and Ashbourne are both within commuting distance where there is a wider range of amenities and good schools. An ideal home or holiday accommodation with Alton Towers on the doorstep alongside some of the most stunning countryside and walks.

Lounge Diner

13'10" x 24'1" (4.23 x 7.36)



Wood effect flooring. UPVC door to the front aspect. UPVC windows to the front aspect and rear aspect. Stairs to the first floor accommodation. Log burner. Exposed beam. Two ceiling lights.

Kitchen

10'0" x 6'7" (3.07 x 2.03)



Continued wood effect flooring. A range of shaker, style wall and base units with laminate work surfaces above. Integrated stainless steel sink and drainer unit with mixer tap above. UPVC double glazed window to the rear aspect. Gas cooker and hob with extractor fan above. Ceiling light.

Utility

9'11" x 6'3" (3.03 x 1.93)



Vinyl flooring. UPVC door and window to the rear aspect. Wall light. Plumbing for washing machine.

First Floor Landing

Fitted carpet. Loft access. Ceiling light.

Bedroom One

11'10" x 13'10" (3.61 x 4.24)



Fitted carpet. Wall mounted radiator. UPVC double glazed window to the front aspect. Feature fireplace. Ceiling light.

Bedroom Two

7'10" max x 11'10" (2.41 max x 3.63)



Fitted carpet. Wall mounted radiator. UPVC double glazed window to the rear aspect. Ceiling light.

Bathroom

9'6" x 6'9" (2.91 x 2.08)



Vinyl flooring. Fitted bath with electric shower above. Pedestal wash handbasin. Low-level WC. Wall mounted radiator. Obscured UPVC double glazed window to the rear aspect. Storage cupboard, housing boiler. Ceiling light.

Outside



Agents Notes

Tenure: Freehold

Services: All mains services connected

Council Tax: Staffordshire Moorlands Band B

Please Note

Please note that all areas, measurements and distances given in these particulars are approximate and rounded. The text, photographs

and floor plans are for general guidance only. Denise White Estate Agents has not tested any services, appliances or specific fittings – prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.

About Your Agent



"In a world where you can be anything, be kind"

Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and the team can help and advise with any information on the local property market and the local area.

Denise White Estate Agents deal with all aspects of property including residential sales and lettings.

Please do get in touch with us if you need any help or advise.

Property To Sell?

We can arrange an appointment that is convenient with yourself, we'll view your property and give you an informed FREE market appraisal and arrange the next steps for you.

You Need A Solicitor!

A good conveyancing solicitor can make or break your moving experience – we're happy to recommend or get a quote for you, so that when the times comes, you're ready to go.

Do You Require A Mortgage?

Speak to us, we'd be more than happy to point you in the direction of a reputable adviser who works closely with ourselves.

WE WON!



Local Estate Agent Wins Prestigious British Gold Award for Customer Service

Denise White Bespoke Estate Agents has been honored with the esteemed Gold Award 2024 from

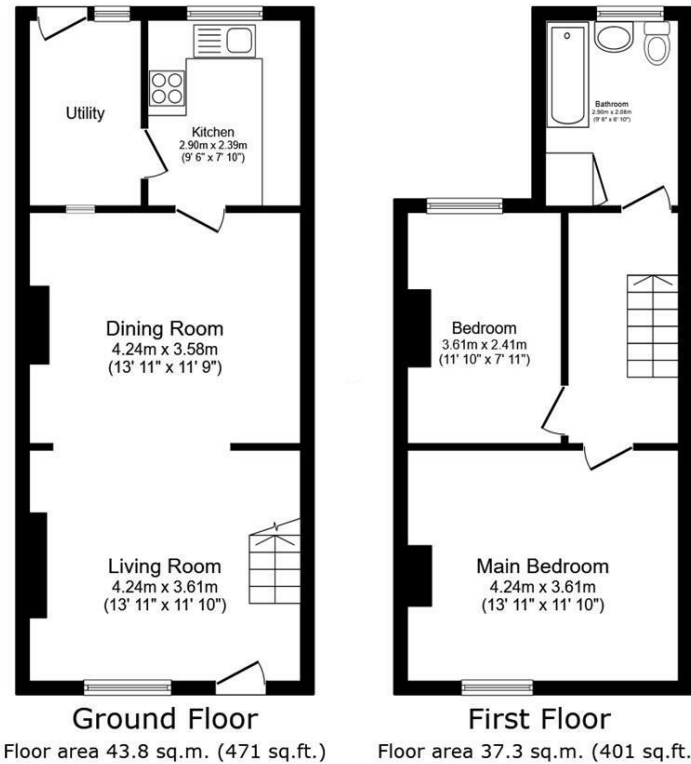
the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

As part of the assessment, the British Property Awards mystery shopped 90% of estate agents nationwide, evaluating their telephone etiquette, responsiveness to emails, promptness in returning missed calls, and, crucially, their expertise in the local marketing area.

The Gold Award is a testament to the estate agents who consistently go above and beyond, delivering exceptional levels of customer service, focusing on their commitment and excellence within the local community.

Floor Plan



Total floor area: 81.0 sq.m. (872 sq.ft.)

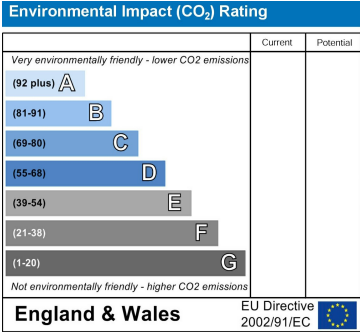
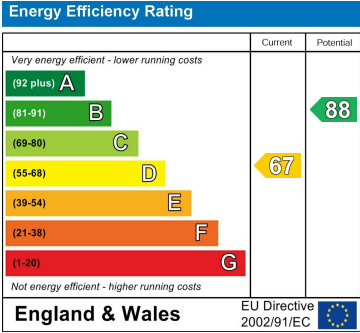
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.