



25 Alma Street, Leek, ST13 8EH

Offers in excess of £205,000

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"Period homes are living pieces of history, full of character and stories to tell." - Unknown

Located on a quiet street in the highly sought-after West End of town, this beautifully presented three-bedroom townhouse combines stylish interiors with charming character features and lovely views to the rear. Offering well-balanced living space throughout, the property is perfectly suited to first-time buyers, couples or downsizers looking for a home that provides both convenience and tranquillity, all within easy walking distance of the town centre and local amenities.

Denise White Estate Agents Comments

Situated on a quiet street in the sought-after West End of town, this impressive three-bedroom townhouse offers stylish interiors and delightful views to the rear, making it an ideal home for first-time buyers, couples, or downsizers seeking a peaceful setting within easy walking distance of the town centre.

The property opens into a welcoming entrance hall featuring beautiful tiled flooring, decorative cornicing, and stairs rising to the first floor, immediately setting the tone for the character and charm found throughout the home. To the front, a cosy lounge enjoys a bay window, picture rail, and detailed coving, offering subtle hints of the property's heritage. Beyond this is a well-proportioned living room with a charming log burner and French doors opening onto the rear yard, creating a comfortable space to enjoy throughout the seasons. At the rear of the property sits a beautifully presented kitchen, fitted with striking navy blue shaker-style cabinets, butcher block worktops, and a traditional Belfast sink, along with direct access to the rear yard.

The first floor hosts three bedrooms, comprising two generous doubles and a single. The main bedroom features a bay window to the front, the second bedroom boasts a charming fireplace, and the third enjoys pleasant views to the rear. A well-appointed family bathroom serves all three bedrooms.

Externally, the property benefits from an attractive frontage and a low-maintenance paved rear yard with lovely open views. A useful outhouse provides excellent additional storage space.

Combining character features with tasteful modern styling and a convenient yet peaceful location, this charming townhouse represents a wonderful opportunity for a range of buyers.

Location

The market town of Leek is known as the 'Queen of the Staffordshire Moorlands', Leek is a former

textile town with a long and fascinating history.

The unspoilt town centre offers a refreshing alternative to from modern shopping malls and has a wealth of independent shops, including former silk mills housing antique and reproduction pine centres, as well as traditional and contemporary furnishings.

Delicious local produce can be found in abundance at traditional butchers, bakers, greengrocers, delicatessens and cafes. Leek is also home to speciality producers of condiments, confectionery, preserves, wine, whisky, craft beers and the traditional Staffordshire oatcake.

Traditional markets abound, both indoors in the beautifully restored Victorian Butter Market and outdoors in the Market Place, offering everything from general goods, antiques and collectables to fine foods and special 'Totally Locally' Sunday markets. And when it comes to wining and dining, you can choose from a tempting selection of cafés, real ale pubs and restaurants.

Further afield, you'll find the unique, tooth-like rock formations of The Roaches, Rudyard Lake with its picturesque setting and narrow gauge railway and Tittesworth Water, a popular and accessible attraction for visitors of all ages.

Entrance Hall



Composite entrance door to the front aspect.

Minton tiled flooring. Radiator. Picture rail. Coving to the ceiling. Ceiling light. Stairs leading to the first floor. Doors leading into: –

Lounge

13'11" max into bay x 9'10" (4.26 max into bay x 3.02)



Carpet. Radiator. UPVC bay window to the front aspect. Pebble effect gas fire on a granite half an insect with wooden surround. Two built-in storage cupboards. Picture rail. Coving to the ceiling. Ceiling light.

Living Room

13'5" x 12'7" (4.09 x 3.86)



Engineered oak flooring. Radiator. Feature fireplace housing a multi fuel stove. UPVC French doors leading to the rear garden. Built-in storage cupboard and drawers. Picture rail. Ceiling light. Door leading into: –

Kitchen

15'2" x 7'10" (4.63 x 2.39)



Fitted with a modern range of wall and base units with wood block work services over incorporating a Belfast sink with mixer tap. Integrated flooring gas hole with extract over, single electric oven, microwave, dishwasher, fridge freezer and bin unit. Engineered oak flooring. Wall mounted upright traditional column style radiator. UPVC Windows to the side aspect. Composite door leading to the rear garden. Ceiling spotlights. Utility cupboard off housing the plumbing for an automatic washing machine and space for a condensing tumble dryer.

First Floor Landing

Carpet. Picture railing. Loft access. Two ceiling lights. Doors leading into: –

Bedroom One

14'0" max into bay x 13'5" (4.27 max into bay x 4.09)



Carpet. Two radiators. Built-in storage cupboard off. UPVC bay window to the front aspect. Picture railing. Ceiling light.

Bedroom Two

12'7" x 10'5" (3.86 x 3.19)



Carpet. Radiator. Feature cast-iron fireplace. UPVC window to the rear aspect. Built-in storage cupboard off. Picture railing. Ceiling light.

Bedroom Three

9'4" minimum x 7'11" (2.86 minimum x 2.42)



Carpet. Radiator. UPVC window to the rear aspect. Picture railing. Ceiling light.

Bathroom

5'5" x 4'9" (1.66 x 1.47)



Fitted with a suite comprising of fitted bath with shower over, low-level WC and pedestal wash hand basin. Tiled flooring. Fully tiled walls. Wall mounted heated towel rail. Obscured UPVC window to the side aspect. Ceiling spotlights.

Outside



To the rear of the property is a low maintenance paved yard with beautiful views to the rear aspect as well as a useful outhouse and toilet. This is the perfect spot to unwind and relax on a summer evening.

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!



Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award for two years running; 2024 & 2025 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.

Additionally the team have been successful in receiving the GOLD EXCEPTIONAL award from the British Estate Agency Guide 2025 & 2025 and being listed as one of the Top 500 Estate Agents in the UK. The Best Estate Agency Guide assess data such as the time taken from listing as for sale to sale

agreed, achieving the asking price vs the achieved price, market share of properties available, positive reviews and much more!

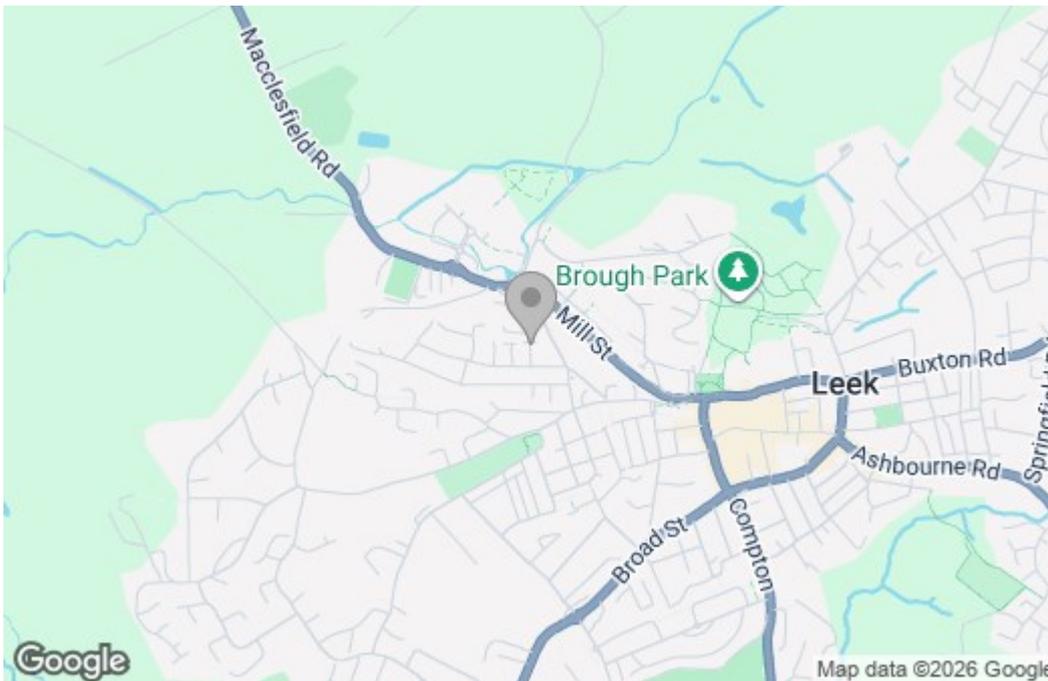
Anti-Money Laundering & ID Checks

Once an offer is accepted on a property marketed by Denise White Estate Agents we are required to complete ID verification checks on all buyers and to apply ongoing monitoring until the transaction ends. Whilst this is the responsibility of Denise White Estate Agents we may use the services of Guild365, to verify Clients' identity. This is not a credit check and therefore will have no effect on your credit history. You agree for us to complete these checks, and the cost of these checks is £30.00 inc. VAT per buyer. This is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

Floor Plan



Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not environmentally friendly - higher CO₂ emissions</i>			
England & Wales		EU Directive 2002/91/EC	

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.