



## 15 Meadowside

Knypersley, ST8 6NP

**Price £625,000**



Carters are delighted to present this extensively renovated, remodelled and extended five-bedroom detached residence, finished to an exceptional standard throughout. Thoughtfully redesigned with meticulous attention to detail, this impressive home combines bespoke craftsmanship, high-quality materials and versatile family living, creating a property rarely available on the open market.

The welcoming entrance hall leads to an elegant living room featuring a coffered ceiling with integrated LED mood lighting and a striking double-sided multi-fuel stove, shared with the adjoining dining area. A feature roof lantern floods the dining space with natural light, creating an ideal setting for both entertaining and family life. At the heart of the home is a bespoke kitchen enjoying attractive views across the rear garden. Additional ground-floor accommodation includes a separate utility room, contemporary family shower room and a generously proportioned principal bedroom suite with fitted his-and-hers wardrobes and a high-specification en-suite bathroom. Two further bedrooms complete this level. To the first floor are two spacious bedrooms, both benefitting from Velux roof windows and useful eaves storage. A standout feature is the lower-ground-floor entertainment suite, incorporating a bespoke bar area together with guest accommodation and shower facilities, providing excellent flexibility for hosting family and friends. The property also benefits from a substantial garage and separate workshop. Externally, a large tarmac driveway provides parking for numerous vehicles, while the landscaped frontage features artificial lawn and sleeper-edged borders. The rear garden is a particular highlight, backing onto mature woodland and enjoying an excellent degree of privacy. Predominantly laid to lawn, it is complemented by established planting and a generous timber-decked terrace, creating an ideal space for outdoor dining, entertaining and relaxation.

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## Entrance Hallway

Composite double glazed entrance door to the front elevation. Recessed ceiling down lighters. Coffered ceiling detail with LED lighting. Stairs to the first floor with a glass balustrade. Under stairs storage cupboard. Cast iron effect radiator. Belgian Madewell flooring.

## Living Room

16'11" x 11'3" (5.16m x 3.43m)  
UPVC double glazed window to the front and side elevations. Coffered ceiling detail with LED lighting. Double sided multi fuel stove burner. Feature niche wall detailing with a tiled surround and LED lighting. Cast iron radiator. Quickstep flooring.

## Kitchen

11'8" x 14'6" (3.56m x 4.42m)  
UPVC double glazed windows to the rear and side elevations. Luxurious bespoke fitted kitchen incorporating a range of wall, base and drawer units. Corian work surfaces. Inset composite resin one and a half bowl sink with a mixer tap and a drainer. Range style Cookmaster oven having two ovens, a grill and a warming drawer and a seven ring gas hob. Built in extractor hood. Integrated dishwasher. Integrated fridge freezer. LED plinth lighting. Recessed ceiling down lighters. Cast iron effect radiator. LVT flooring.

## Dining Room

8'6" x 13'3" (2.59m x 4.04m)  
UPVC double glazed window to the front elevation. Sky lantern with LED lighting. Double sided multi fuel stove burner. Feature niche wall detailing with a tiled surround and LED lighting. Cast iron effect radiator. Feature wall lighting. LVT flooring. Stairs to the basement.

## Basement Bar and Entertaining Space

13' x 8'6" (3.96m x 2.59m)  
UPVC double glazed window to the front elevation.

Bespoke solid wood bar area with Dekton work surfaces and integrated fridge / wine cooler. Recessed ceiling down lighters. Cast iron effect radiator. LVT flooring.

## Inner Hallway

Recessed ceiling down lighters. Feature wall with abstract wall paneling. Belgian Madewell flooring.

## Utility Room

5'9" x 7'9" (1.75m x 2.36m)  
UPVC double glazed entrance door to the rear elevation. UPVC double glazed window to the rear elevation. Bespoke fitted storage cupboard and clothes rail. Solid wood work surface. Space and plumbing for a washing machine. Recessed ceiling down lighters. LVT flooring.

## Bedroom One

13'10" x 9'10" (4.22m x 3.00m)  
UPVC double glazed window to the rear elevation. Coffered ceiling detail with LED lighting. Recessed ceiling down lighters. Feature wall with acoustic paneling. His and hers built in wardrobes. Radiator.

## En Suite

5'9" x 4' (1.75m x 1.22m)  
UPVC double glazed window to the side elevation. Luxurious three piece fitted bathroom suite comprising of; a freestanding bath, vanity basin unit with storage under and a recessed w.c. Fitted storage cabinet. Recessed ceiling down lighters. Extractor fan. Panel radiator. Partially tiled walls. Tiled flooring.

## Bedroom Four

8'2" x 10'11" (2.49m x 3.33m)  
UPVC double glazed window to the rear elevation. Bespoke feature wall having LED lighting and shelving detail with acoustic paneling. Built in wardrobe. Recessed ceiling down lighters. Radiator.

## Bedroom Five

12'3" x 9'10" (3.73m x 3.00m)  
UPVC double glazed window to the front elevation. Built in wardrobe. Panel radiator. Bespoke fitted desk / vanity. Built in overbed storage units. LVT flooring.

## Family Shower Room

7'6" x 7'4" (2.29m x 2.24m)  
UPVC double glazed window to the rear elevation. Luxurious shower enclosure having a multi jet shower. Vanity basin unit with storage under and matte black fixtures. Recessed w.c. Recessed ceiling down lighters. Extractor fan. Tiled walls. Cast iron effect panel radiator. Tiled flooring.

## Stairs to First Floor and Landing

Velux roof light.

## Bedroom Two

14'4" x 11'6" (4.37m x 3.51m)  
Vaulted ceiling with two Velux roof lights. Eaves storage space. Panel radiator.

## Bedroom Three

8'8" x 13'7" (2.64m x 4.14m)  
Vaulted ceiling with a Velux roof light. Eaves storage space. Panel radiator.

## Basement Guest Space

12'5" x 9'2" (3.78m x 2.79m)  
UPVC double glazed window to the front elevation. Electric heater. Recessed ceiling down lighters. Built in boiler cupboard. Feature wall with LED lighting.

Separate guest facilities including a shower enclosure, vanity basin unit and recessed w.c. Partially tiled walls. Extractor fan. Recessed ceiling down lighters. Partially tiled walls. Tiled flooring.

## Garage

11'4" x 20'3" (3.45m x 6.17m)  
Having a workshop of 10'9" x 6'9" and two separate store rooms.

Power and lighting. Outside hot and cold water tap. Up and over garage door to the front elevation.

## Externally

Approached via an expansive tarmac driveway, the property offers exceptional off-road parking for numerous vehicles, creating an impressive sense of arrival. The frontage has been thoughtfully landscaped with manicured artificial lawn areas and elegant raised railway sleeper borders, beautifully planted with a variety of mature shrubs, seasonal flowers, and ornamental planting.

The rear garden is a particularly outstanding feature of the home, extending across a substantial plot and providing an exceptional degree of privacy and seclusion. Backing onto a backdrop of mature trees, the garden enjoys a tranquil, unoverlooked setting that is rarely found. Predominantly laid to lawn, the expansive grounds offer an abundance of space for both relaxation and recreation, while a generous timber decked terrace provides the perfect environment for outdoor entertaining and al fresco dining. Complemented by an extensive selection of established plants and shrubs, the garden creates a picturesque and private sanctuary, ideal for enjoying the outdoors in complete comfort.

## Additional Information

Freehold. Council Tax Band E.

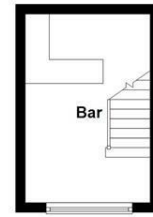
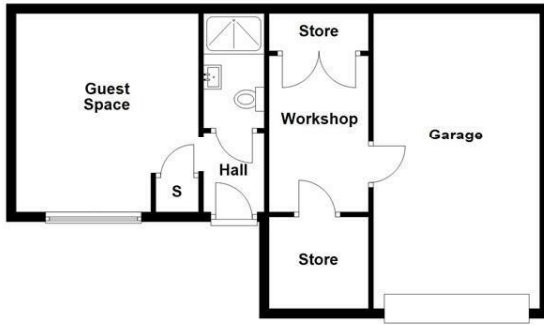
Total Floor Area: 121 Square Meters / 1302 Square Foot.

## Disclaimer

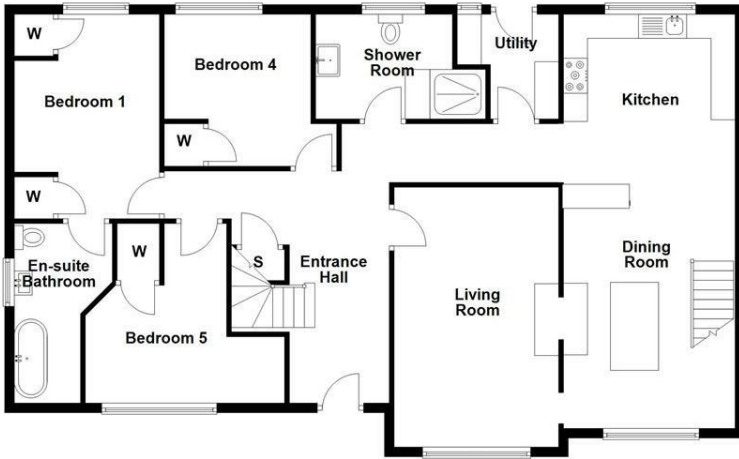
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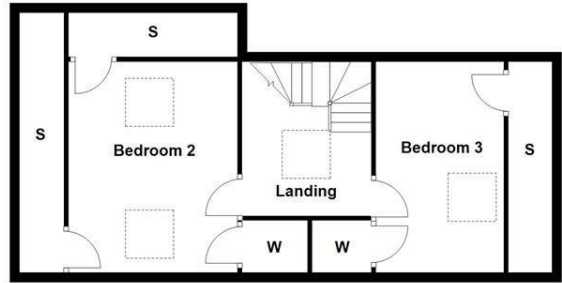
Ground Floor



First Floor



Second Floor



## Road Map



## Hybrid Map



## Energy Efficiency Graph

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

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

## Viewing

Please contact our Carters Estate Agents Office on 01782 470391 if you wish to arrange a viewing appointment for this property or require further information.

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