



11 Victor Street, Stone

£185,000 Freehold



Perfectly located within easy walking distance of Stone's vibrant town centre with shops, supermarkets, bars, restaurants, and excellent travel links to Stone train station and the A34. • Two generously sized double bedrooms, one of with offering its own W/C for added convenience. • Open-plan lounge/diner, shaker-style kitchen with plenty of storage and room for appliances, plus a bathroom with a bath/shower duo. • Perfect for first-time buyers, downsizers, or anyone simply looking for their own space, all being offered for sale with no upwards chain. • Low-maintenance South-West facing rear garden with patios seating space and artificial lawn. The property has on-street parking to the front.



Time to take a victory lap, because this beautifully presented two-bedroom terraced home on Victor Street is the clear winner. Perfectly positioned within easy walking distance of Stone town centre, this property ticks all the boxes for first-time buyers, downsizers, and anyone ready to claim their own winning space, all while being offered for sale with no upwards chain!

Internally, the entrance hall welcomes you in with space to store your coats and shoes with convenience in mind. The open-plan lounge/diner offers the perfect blend of comfortable living, with the bonus of a dining space that friends and family alike can enjoy.

Continue through to the kitchen, boasting shaker-style overhead and base cabinetry and plenty of room for appliances; cooking up a storm has never been easier. Completing the ground floor is the bathroom with a bath/shower duo, sink, and W/C.

Upstairs is home to two generously sized double bedrooms, one of which offers its own W/C for added convenience.

Outside, you'll find a spacious South-West facing garden with plenty of patio seating space and a low-maintenance artificial lawn.

Location

Stone is a charming market and canal town situated on the **River Trent**, between the larger towns of **Stafford** and **Stoke-on-Trent**, close to the **A34, M6**, and **mainline train stations**, giving easy access to Stafford, Stoke, and beyond.

The town boasts a vibrant **high street** filled with independent shops, cafés, and restaurants, alongside regular **farmers' and craft markets**. Stone is also celebrated for its thriving **food and drink scene**, most notably the annual **Stone Food & Drink Festival**, which showcases local produce and artisan talent.

For leisure and outdoor pursuits, the nearby **Trent and Mersey Canal** provides scenic towpaths for walking and cycling, while **Westbridge Park** and surrounding countryside offer plenty of green space.

Stone has a **3-tier schooling system** with popular first, middle and high schools all within the town as well as highly regarded independent schools.

With a blend of historic charm, strong community spirit, and convenient access to both rural and urban amenities, Stone offers an attractive place to live, work, and visit in the heart of Staffordshire.



Prepare to take your victory lap with this 2-bed terraced home within walking distance of Stone town centre. Open-plan lounge/diner, shaker-style kitchen, 2 double bedrooms, SW-facing garden, no upward chain. Ideal for first-time buyers.

Council Tax band: B

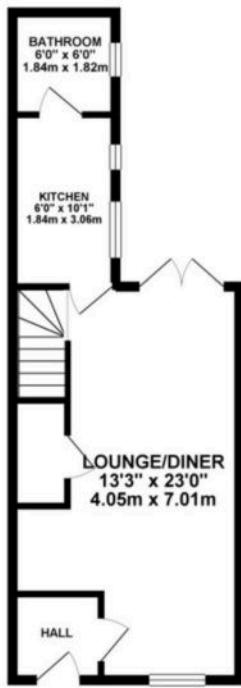
Tenure: Freehold

EPC Energy Efficiency Rating: D

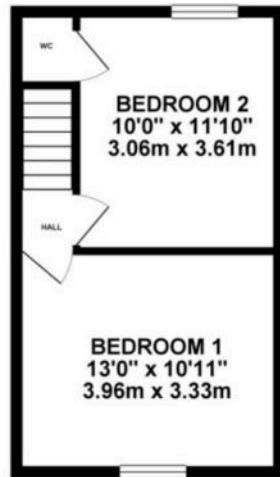
EPC Environmental Impact Rating: D



GROUND FLOOR 401.66 sq. ft.
(37.32 sq. m.)



1ST FLOOR 295.72 sq. ft.
(27.47 sq. m.)



TOTAL FLOOR AREA - 697.39 sq. ft. (64.79 sq. m.) approx.

Whilst every effort has been made to ensure the accuracy of the floor plan contained here, measurements of individual rooms and of the house as a whole are approximate. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. The vendor and agent accept no responsibility for any errors that may be present and no guarantee is given as to their operability or efficiency can be given.
House sold subject to contract.



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