



## 10 Stubbs Drive, Stone

£400,000 Freehold



Spacious family home, with four generous bedrooms, an open-plan kitchen diner, and a cosy yet spacious living room. • Not one, but two log burners! Whether you're relaxing in the lounge or enjoying the conservatory, warmth and charm are guaranteed. • A garden to love... Mature greenery, multiple seating areas, and a private setting make the outdoor space a true retreat, perfect for summer days or quiet evenings. • Set in the popular Aston Lodge estate in Stone, you're close to great schools, local amenities, countryside walks, and commuter links. • With stylish interiors, well-proportioned rooms, and a practical layout, all that's left to do is unpack your boxes and settle in!



Boxes ticked, time to Pack? Welcome home to Stubbs Drive! When searching for the perfect family home, there's a list of must-haves to tick off...space, comfort, style, and location. Well, consider every box well and truly ticked! Sitting proudly on a generous corner plot, this fabulous four-bedroom home in the sought-after Aston Lodge estate is ready and waiting for you to unpack and settle in. Step inside and prepare to be impressed. The welcoming entrance hall leads to a spacious living room, where a walk-in bay window lets in plenty of natural light, and a cosy log burner adds warmth and charm, perfect for ticking the 'cosy evenings' box! Through double doors, the stunning open-plan kitchen diner awaits, with a breakfast bar, space for all your appliances, a pantry and garden views that make mealtimes extra special. And if you were hoping for a versatile extra space, the beautiful conservatory, complete with another log burner, ticks that box too, it's a room to enjoy all year round! A separate utility room, a handy guest cloakroom, and internal access to the garage ensure practicality is covered. How quickly will you be unpacking your boxes in here? Upstairs, the boxes keep getting ticked. The master suite boasts its own en-suite with a walk-in shower, while two further double bedrooms offer ample wardrobe space. The fourth bedroom is a flexible space, whether it's a study, dressing room, or guest retreat, you decide. A stylish family bathroom completes the upper floor. Outside, this home enjoys a prime corner position with driveway parking to the front. The rear garden is a true delight, bursting into life in summer. With mature greenery providing a private, peaceful setting, multiple seating areas, and a decking space perfect for al fresco dining, you'll be spoilt for choice when it comes to relaxing outdoors. Located in the ever-popular Aston Lodge estate in Stone, this home is ideally placed for excellent schools, local amenities, beautiful countryside walks, and superb commuter links. So...boxes ticked, boxes packed... is Stubbs Drive your next move? Call us today to arrange a viewing!



Boxes ticked, time to pack! This stunning four-bedroom family home on Stubbs Drive has everything on your wish list—space, style, and a sought-after location. Could this be the one? Council Tax band: E

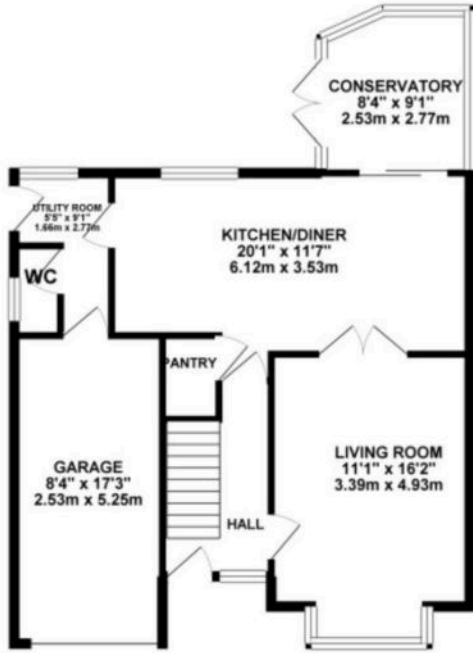
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



GROUND FLOOR 711.24 sq. ft.  
(66.08 sq. m.)

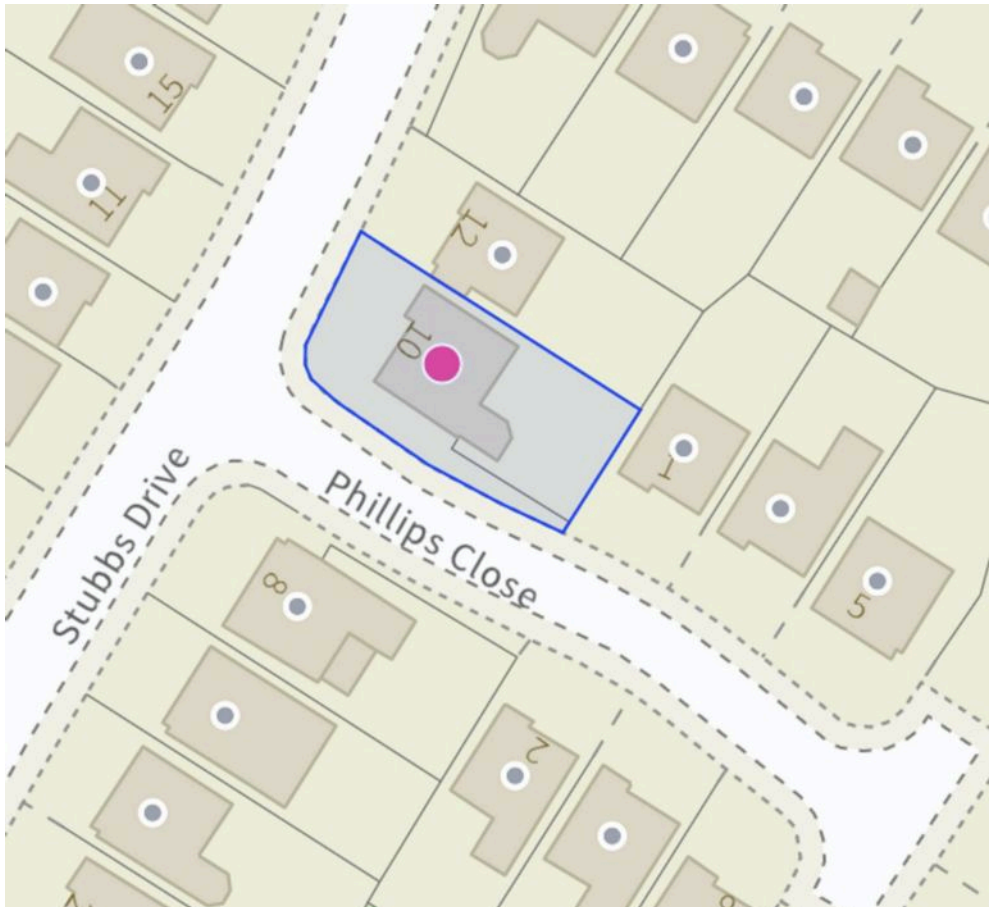


1ST FLOOR 601.96 sq. ft.  
(55.92 sq. m.)



TOTAL FLOOR AREA: 1313.20 sq. ft. (122.00 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and apparatus shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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