

Acreswood Road
Burslem
Stoke-on-Trent, ST6 7DZ



OneAgency

01782 970222

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£90,000

SUITABLE FOR INVESTORS ONLY. Semi detached property with generous corner plot and substantial detached garage.

Investment opportunity, currently let producing £6,900 per annum. We understand that vacant possession is not available and the tenants will be in the property on a long term basis. (For further information regarding the tenancy please contact us to discuss).





ENTRANCE PORCH

Double glazed window and door to front.

ENTRANCE HALL

Stairs to first floor, radiator, under stairs storage.

SITTING ROOM

3.87m x 3.23m max (12' 8" x 10' 7") Radiator, double glazed window to front.

LIVING ROOM

5.98m max x 3.23m max (19' 7" x 10' 7") Double glazed windows to rear and side, radiator.

KITCHEN

2.63m x 3.45m (8' 8" x 11' 4") Fitted kitchen units, sink and drainer unit, radiator.

SIDE PORCH

Plumbing for automatic washing machine, double glazed windows, door to side.

LANDING

W.C.

Double glazed frosted window.

BATHROOM

Corner bath, hand wash basin, radiator, frosted double glazed window to rear.

BEDROOM ONE

4.18m max x 3.24m max (13' 9" x 10' 8") Radiator, double glazed window to rear, fitted wardrobes.

BEDROOM TWO

3.28m x 2.68m plus built in wardrobe space. (10' 9" x 8' 10") Radiator, double glazed window to front.

BEDROOM THREE

2.09m x 1.84m (6' 10" x 6' 0") Double glazed window to front, radiator.

OUTSIDE

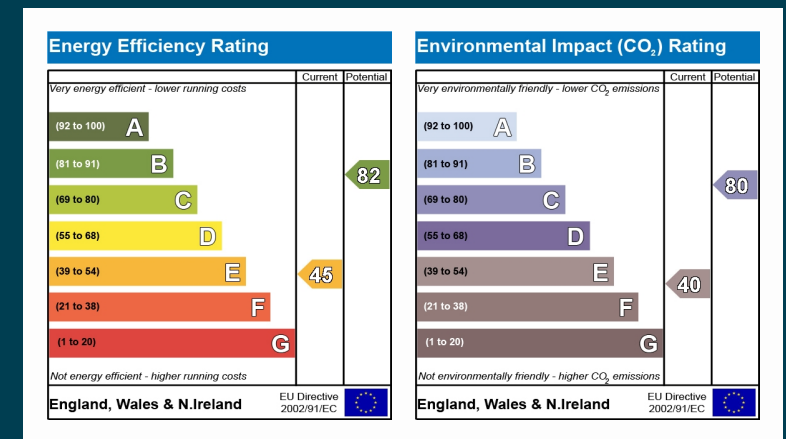
Good sized corner plot.

Agents Notes

Copy of tenancy agreement, mining report & title information is available on request.

The tenancy is a long term agreement and buyers requiring finance on the property are recommended to investigate this prior to arranging a viewing.





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Every attempt has been made to ensure accuracy, however, all measurements are approximate and for illustrative purposes only. **Not to scale.**

In accordance with The Consumer Protection from Unfair Trading Regulations 2008 the following particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures and fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.