



Portland Drive,
Scholar Green



OneAgency

01782 970222

hello@oneagencygroup.co.uk



Offers in Region of £225,000

A traditional semi detached house, situated in a sought after residential location. The property is in need of mull modernisation and offered with no chain involvement. The property benefits from a good sized plot and open views from the rear. Huge potential to improve into a superb family home.





Entrance Porch

Windows and door to front, tiled floor.

Hallway

Radiator, stairs to first floor, tiled floor.

Cloaks

WC, window to the side, tiled floor.

Living Room

WC, window to side, tiled floor.

Sitting Room

Radiator, window into lean to.

Kitchen / Diner

Sink and drainer unit, storage units, wall mounted boiler, radiator.

Rear Lean To

Door to rear, radiator, window to rear, fitted storage.

Landing

Bedroom 1

Window to front, radiator.

Bedroom 2

Window to rear, radiator.

Bedroom 3

Window to the front, radiator, access to loft.

Bathroom

Frosted window to the side, WC, hand wash basin, panelled bath, storage cupboard.

Outside

Good sized plot with off road parking. Gardens to front and rear. Garage & Store which are in need of attention.

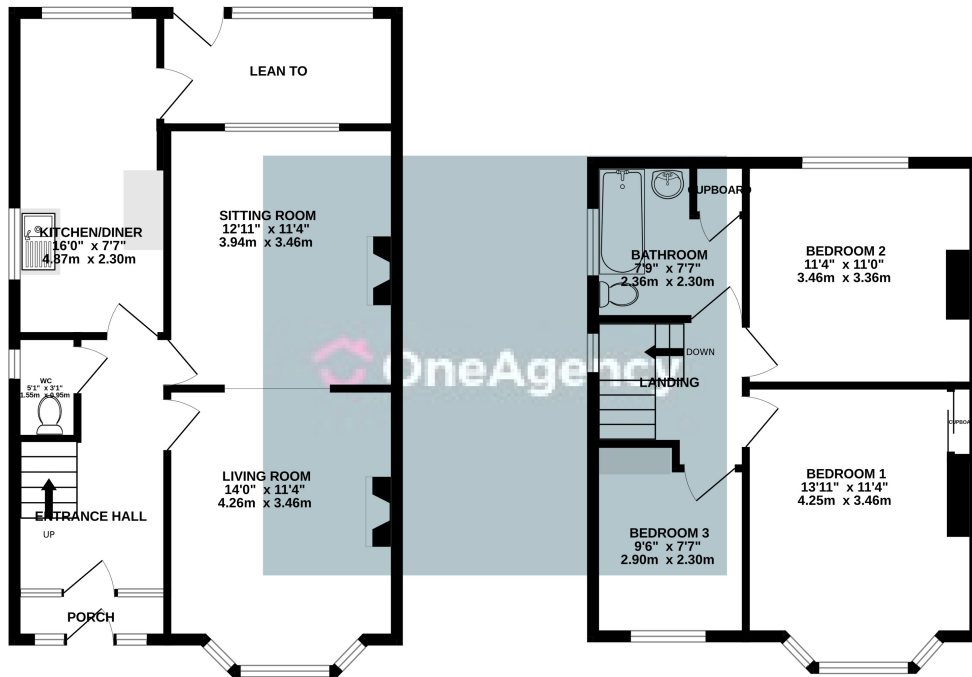
Agents Notes

Cheshire East Council Tax Band C



GROUND FLOOR

1ST FLOOR



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 appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D		
(39-54)	E	43	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



OneAgency, 9 & 10 Ridge House Drive, Festival Park, Stoke-on-Trent, ST1 5SJ

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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.**

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