



High Street,
Goldenhill



OneAgency

01782 970222

hello@oneagencygroup.co.uk



£140,000

A spacious, three bedroom family home, located close to local amenities and Bathpool Country Park. The property benefits from off road parking, a brick built garage, first floor shower room, rear garden area with Indian stone patio area and no chain involvement. Viewing of this property which is considered ideal for both owner occupiers and landlords is highly recommended. NO CHAIN involvement !





Entrance lobby

Door to front, radiator, stairs to first floor.

Living Room

4.23m max x 4.20m max (13' 11" x 13' 9")
Double glazed window to front, radiator, under stairs storage area.

Kitchen / Diner

3.15m x 5.23m (10' 4" x 17' 2") Fitted with a range of wall, base and drawer storage units, stainless steel sink and drainer unit with mixer tap, fitted oven and hob with extractor fan above, integral fridge, integral freezer, integral washing machine, part tiled walls, double glazed windows to rear, door to rear.

Landing

Loft access, built-in storage area with boiler.

Bedroom One

3.67m plus wardrobes x 3.09m (12' 0" x 10' 2")
Double glazed window to front, radiator, fitted wardrobes.

Bedroom Two

2.99m x 3.32m (9' 10" x 10' 11") Double glazed window to rear, radiator.

Bedroom Three

2.77m x 2.08m (9' 1" x 6' 10") Double glazed window to front radiator.

Shower Room

1.83m x 1.81m (6' 0" x 5' 11") Shower cubicle with mains shower, WC, hand wash basin with storage below tiled walls, tile floor. Double glazed window to rear.

Garage

4.63m x 2.48m min (15' 2" x 8' 2")

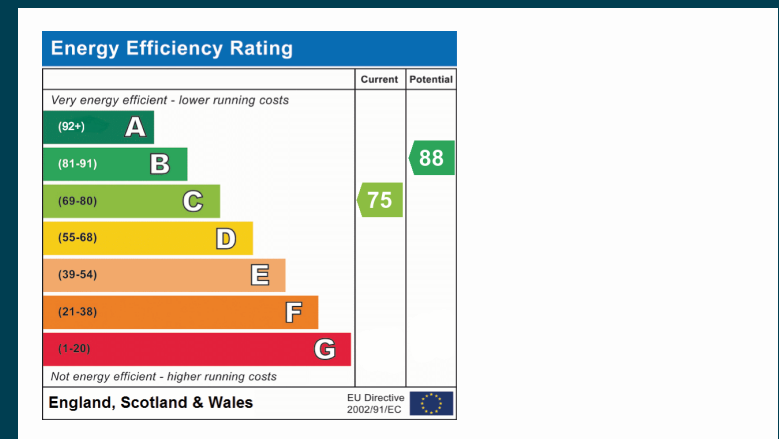
Outside

Brick built garage and parking to the rear, rear garden with Indian stone patio area, artificial turf and shed. Front garden area.

Agents Notes

Stoke-on-Trent Council Tax Band B





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

01782 970222

hello@oneagencygroup.co.uk

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.