



Armshead Road,
Werrington



OneAgency

01782 970222

hello@oneagencygroup.co.uk



Offers in Excess of £250,000

Detached house situated in a sought after location, with stunning open views to the front and within close proximity to Wetley Moor Common. The property benefits from a large garage which offers potential to convert into additional living accommodation (subject to the relevant consent). Ample off road parking to the front, established rear garden and is offered with no chain involvement.





Ground Floor

Porch

Tiled floor, windows and door to front.

Hall

Radiator, stairs to first floor.

Lounge

3.34m x 7.03m (7' 8" x 23' 1") Sliding patio doors to rear, double glazed window to front, electric fire with feature fire surround, double glazed frosted window to side.

Rear Lobby

Door to rear.

Kitchen

3.04m x 2.19m (10' 0" x 7' 2") Fitted with a range of wall, base and drawer storage units, fitted oven and hob with extractor above, sink and drainer unit with mixer tap, integral fridge, tiled floor, double glazed window to rear.

Dining Room

3.04m x 3.67m (10' 0" x 12' 0") Radiator.

Utility Room

2.20m x 2.19m (7' 3" x 7' 2") Plumbing for washing machine and dishwasher. Sink and drainer unit.

Garage

3.20m x 9.65m (10' 6" x 31' 8") Wall mounted combi boiler, up and over door, power & lighting, tap.

First Floor

Landing

Access to loft, radiator, window to the front.

Bedroom One

3.28m x 4.22m (10' 9" x 13' 10") Double glazed window to the front, radiator, fitted range of wardrobe and drawer storage.

Bedroom Two

3.62m x 2.79m (11' 11" x 9' 2") Radiator, double glazed window to rear, Fitted wardrobe and drawer storage.

Bedroom Three

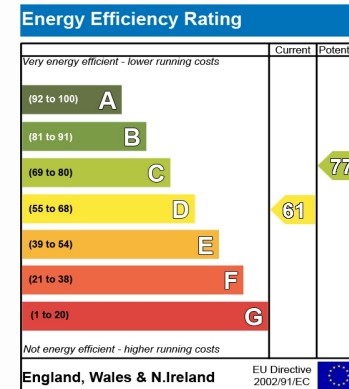
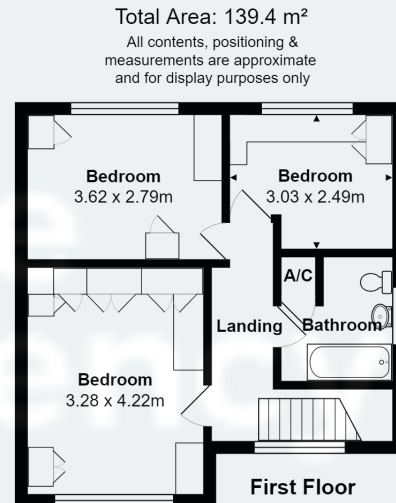
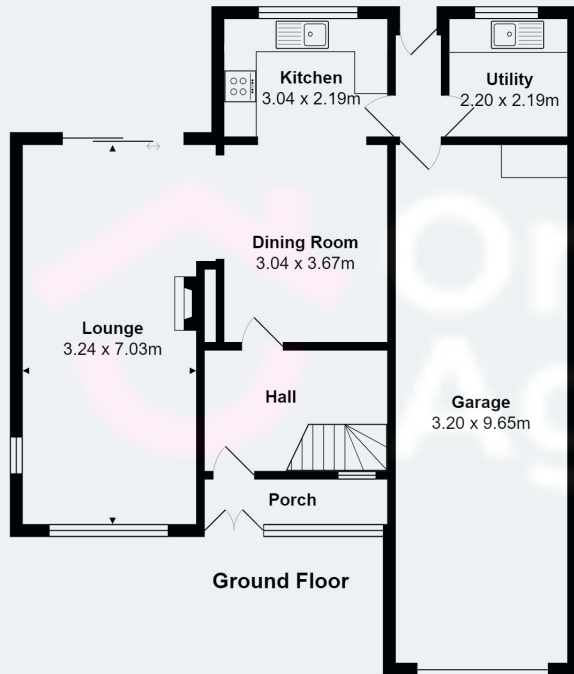
3.03m x 2.49m (9' 11" x 8' 2") Double glazed window to rear, radiator, fitted wardrobe and drawer storage.

Bathroom

Bathroom suite comprising of panelled bath with electric shower over, WC and pedestal wash hand basin. Built in storage area. Double glazed frosted window to side, tiled walls, heated towel rail.

External

Driveway proving ample off road parking. Established rear garden with patio area.



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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