



Bradford Terrace,  
Birches Head



**OneAgency**

01782 970222

[hello@oneagencygroup.co.uk](mailto:hello@oneagencygroup.co.uk)



# Offers in the Region of £107,500

Spacious end terrace house situated in a popular location, with large rear garden. The property benefits from a useful loft with velux window and is offered with no chain involvement.





## GROUND FLOOR

### ENTRANCE HALLWAY

Radiator, feature tiled floor, door to front.

### LOUNGE

3.14m x 3.44m (10' 4" x 11' 3") Double glazed window to front, radiator, gas fire with feature fire surround.

### DINING ROOM

4.23m x 3.68m (13' 11" x 12' 1") Double glazed window to rear, radiator, gas fire with fire surround, laminate floor, under stairs storage area.

### KITCHEN

2.29m x 3.66m (7' 6" x 12' 0") Fitted with a range of wall, base and drawer storage units, fitted oven and hob with extractor fan above, wall mounted boiler, radiator, tiled floor, integral dishwasher, stainless steel sink and drainer unit with mixer tap, double glazed window to side.

### REAR LOBBY

Utility area.

## BATHROOM

Bathroom suite comprising of panelled bath with shower over, WC and pedestal wash hand basin, radiator, double glazed frosted window to rear.

## FIRST FLOOR

### BEDROOM ONE

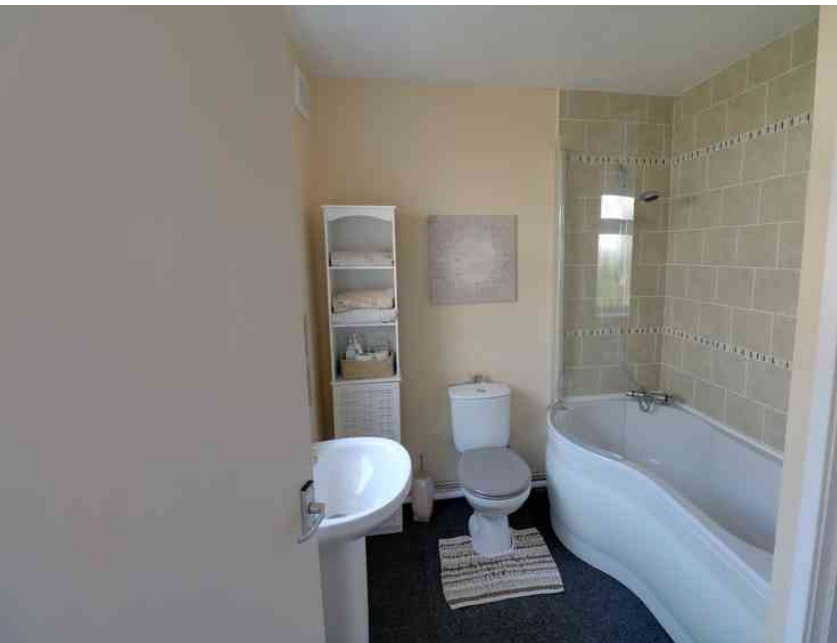
4.24m x 3.44m (13' 11" x 11' 3") Double glazed window to front, radiator.

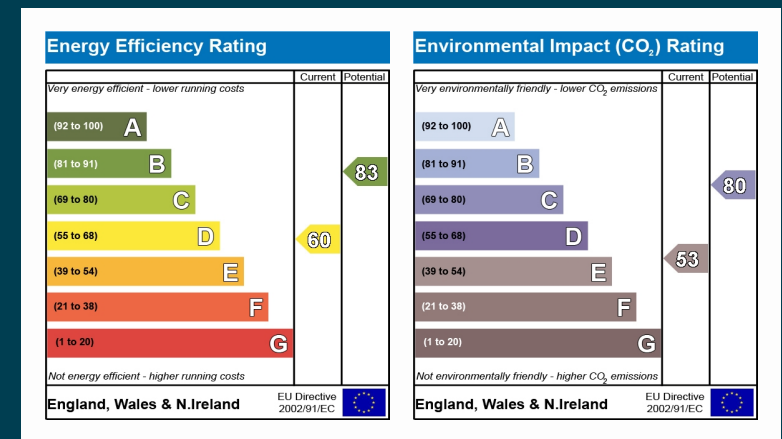
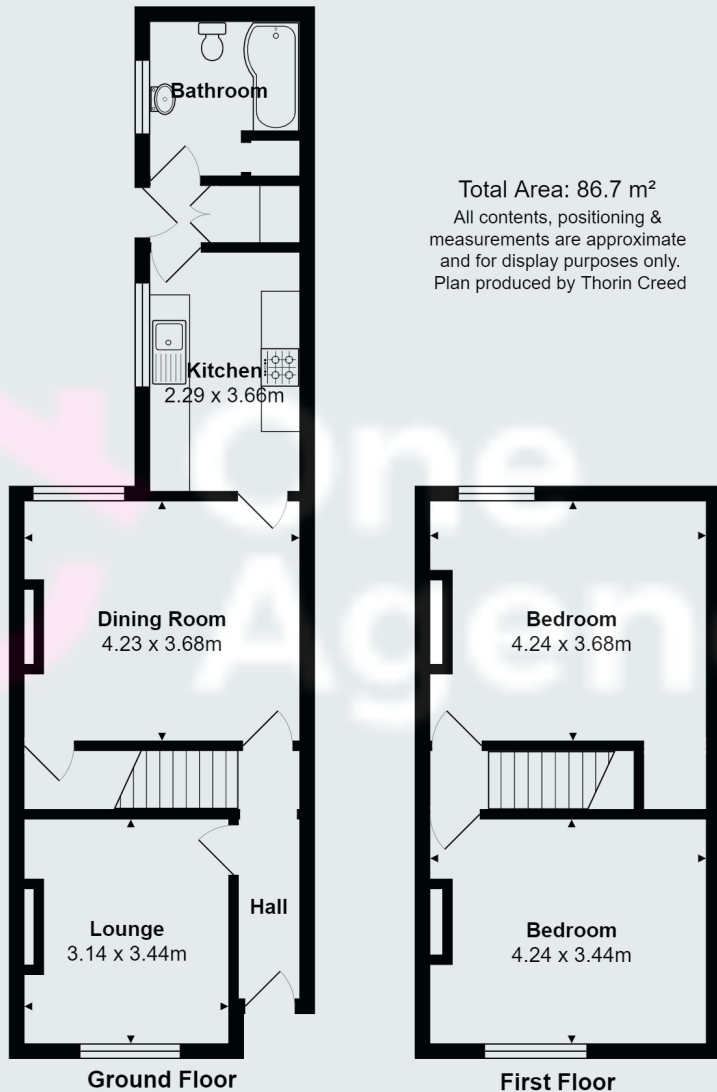
### BEDROOM TWO

4.24m x 3.68m (13' 11" x 12' 1") Double glazed window to rear, radiator, drop down loft ladders to useful loft with Velux window.

## OUTSIDE

Large attractive rear garden.





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.