



Apley Place,
Hanford



OneAgency

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Offers in Region of £325,000

A spacious detached bungalow, with a generous sized plot with detached garage. The property is located in a sought after residential location, close to the Trentham Estate with the shopping village, gardens and selection of restaurants. Viewing of this superb bungalow which is positioned at the head of the cul-de-sac is highly recommended.





Entrance Porch

Double glazed window and door to front, door into hallway.

Hallway

Built-in storage areas, access to loft, radiator.

Bedroom

Double glazed window to front, radiator.

Bedroom

Double glazed window to rear, radiator.

Cloaks

WC, hand wash basin, radiator, double glazed frosted window to rear, part tiled wall walls.

Shower room

Double glazed frosted window to rear, WC and wash basin with storage below, heated towel rail, shower cubicle with mains shower, tiled walls, tiled floor

Living Room

Double glazed window to front, radiator.

Kitchen Diner

Double glazed windows to side, double glazed window into rear porch, fitted with range of wall base and drawer storage units, fitted oven and hob with extractor above, part tiled walls, sink and drainer unit with mixer tap., radiator.

Rear Porch

Double glazed windows to side and rear, access into storage room with Worcester boiler.

Outside

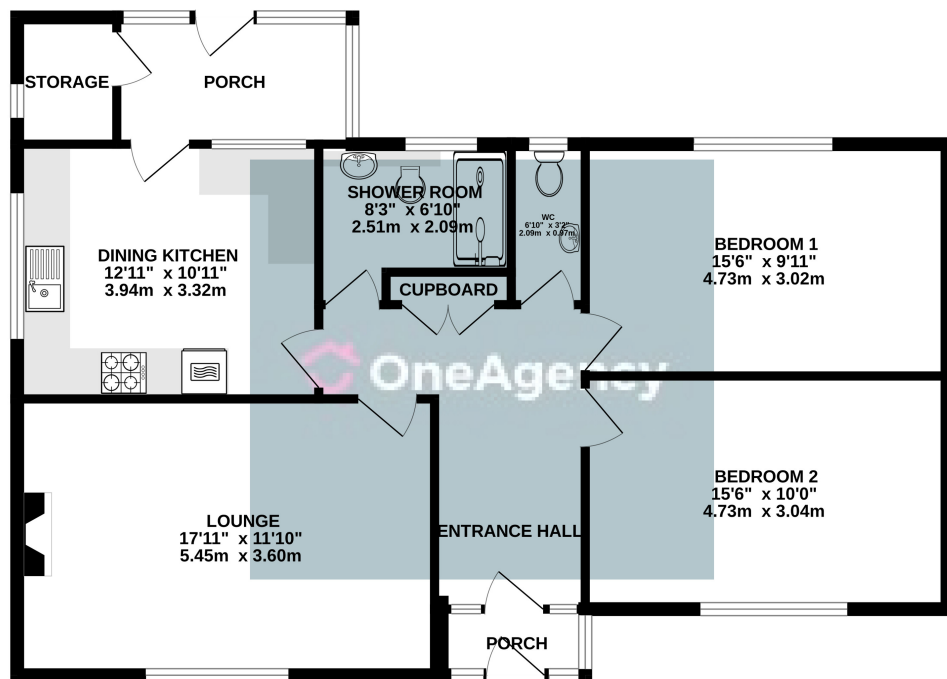
A generous sized, low maintenance plot with ample off road parking and detached brick built garage with electric doors.

Agents Notes

Stoke-on-Trent Council Tax band C



GROUND 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		74
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	



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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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