

Freehold £185,000

Ernest Tyrer Avenue, Stoke-on-Trent, Staffordshire ST1 5FB



- Two Storey, End of Terrace House
- High Performance Glazing
- Rear Garden
- Approx. 824 Sqft Gross Internal Area
- Bathroom, Shower Room and Cloakroom
- Driveway Parking

GENERAL DESCRIPTION

This recently-constructed property has a cloakroom just off the entrance hallway and a reception room which leads through to a spacious kitchen/dining room featuring sleek, white units, integrated appliances and large-format, marble-style floor tiles. Patio doors open onto a south/south-east-facing rear garden. Upstairs, on the first floor, there is a main bedroom with en-suite shower room plus a second comfortable double bedroom, a smaller third bedroom and a naturally-lit bathroom. Well insulated walls, roof and floor, high performance glazing and a modern gas central heating system make for a very good energy-efficiency rating. The house comes with parking for two cars and Stoke city centre is only short drive away. Nearby Central Forest Park offers attractive, outside space to enjoy and there is a wide range of shops within easy reach.

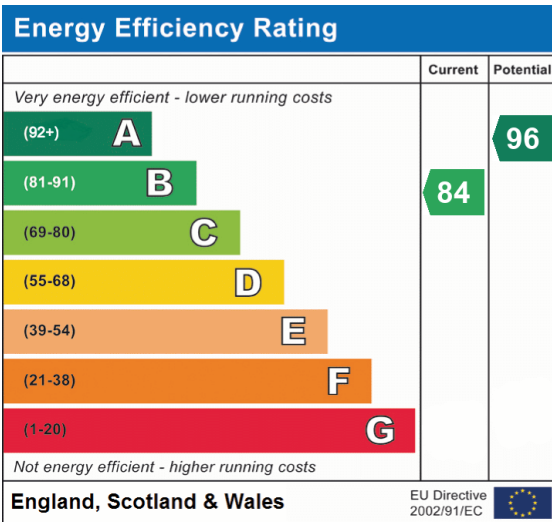
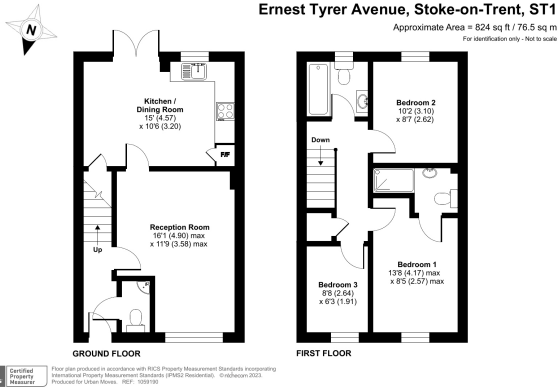
Tenure: Freehold.

Estate Charge: £5.20 per month (may be subject to annual review).

Council Tax: Band C, Stoke-on-Trent City Council.

Please Note: This property is currently part-owned by Heylo Housing but is offered as a 100% open-market sale. Upon completion, the freehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone.



DIMENSIONS

GROUND FLOOR

Entrance Hallway

Cloakroom

Reception Room

16' 1" max. x 11' 9" max. (4.90m x 3.58m)

Kitchen / Dining Room

15' 0" x 10' 6" (4.57m x 3.20m)

FIRST FLOOR

Bedroom 1

13' 8" max. x 8' 5" max. (4.17m x 2.57m)

En-Suite Shower Room

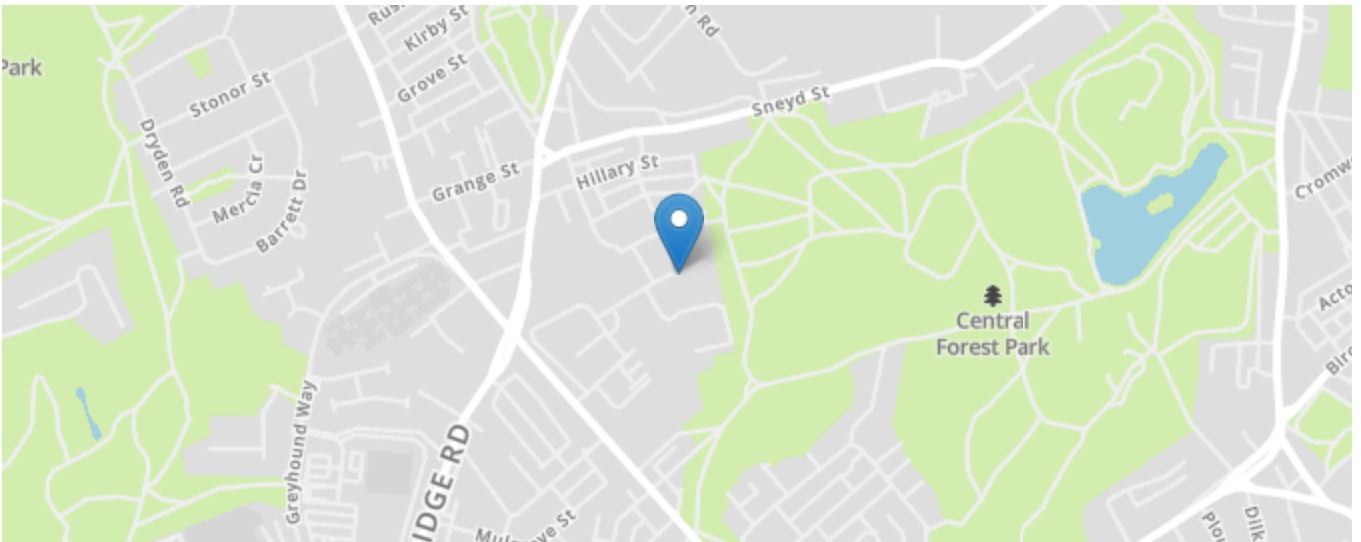
Bedroom 2

10' 2" x 8' 7" (3.10m x 2.62m)

Bedroom 3

8' 8" x 6' 3" (2.64m x 1.91m)

Bathroom



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.