



10 SYTCHMILL WAY, STOKE-ON-TRENT, ST6  
4GA

SHARED OWNERSHIP £48,000

A three-bedroom semi-detached property situated on Sytchmill Way, available on a shared ownership basis.

The accommodation comprises a good-sized entrance hall providing access to the kitchen and a ground floor W.C., which can also be used as a cloakroom. To the rear of the property is the living/dining room with French doors opening onto the garden.

To the first floor there are three bedrooms and a family bathroom.

Externally, the property has an enclosed rear garden. Parking for two vehicles is located to the rear, positioned behind the garden fence.

The property has approximately 89 years remaining on the lease. The current monthly charge is £308, which includes rent on the remaining share, service charges, buildings insurance and ground rent.

The property is offered on a shared ownership basis through Midland Heart. An application form is required and can be provided upon request. Further details regarding the share available and eligibility criteria are available on enquiry.

Council Borough: Stoke-On-Trent  
Council Tax Band: B  
Tenure: Leasehold

## Ground Floor

### Entrance Hall

6'8" x 11'10" (2.054 x 3.626)

### W.C.

3'7" x 7'3" (1.107 x 2.223)





### **Kitchen**

7'3" x 7'11" (2.221 x 2.415 )

### **Living and Reception Room**

10'7" x 14'4" (3.232 x 4.381 )

### **First Floor**

#### **Bedroom One**

7'2" x 11'4" (2.185 x 3.466 )

#### **Bedroom Two**

7'1" x 9'11" (2.173 x 3.024 )

#### **Bedroom Three**

6'7" x 6'10" (2.026 x 2.094 )

### **Bathroom**

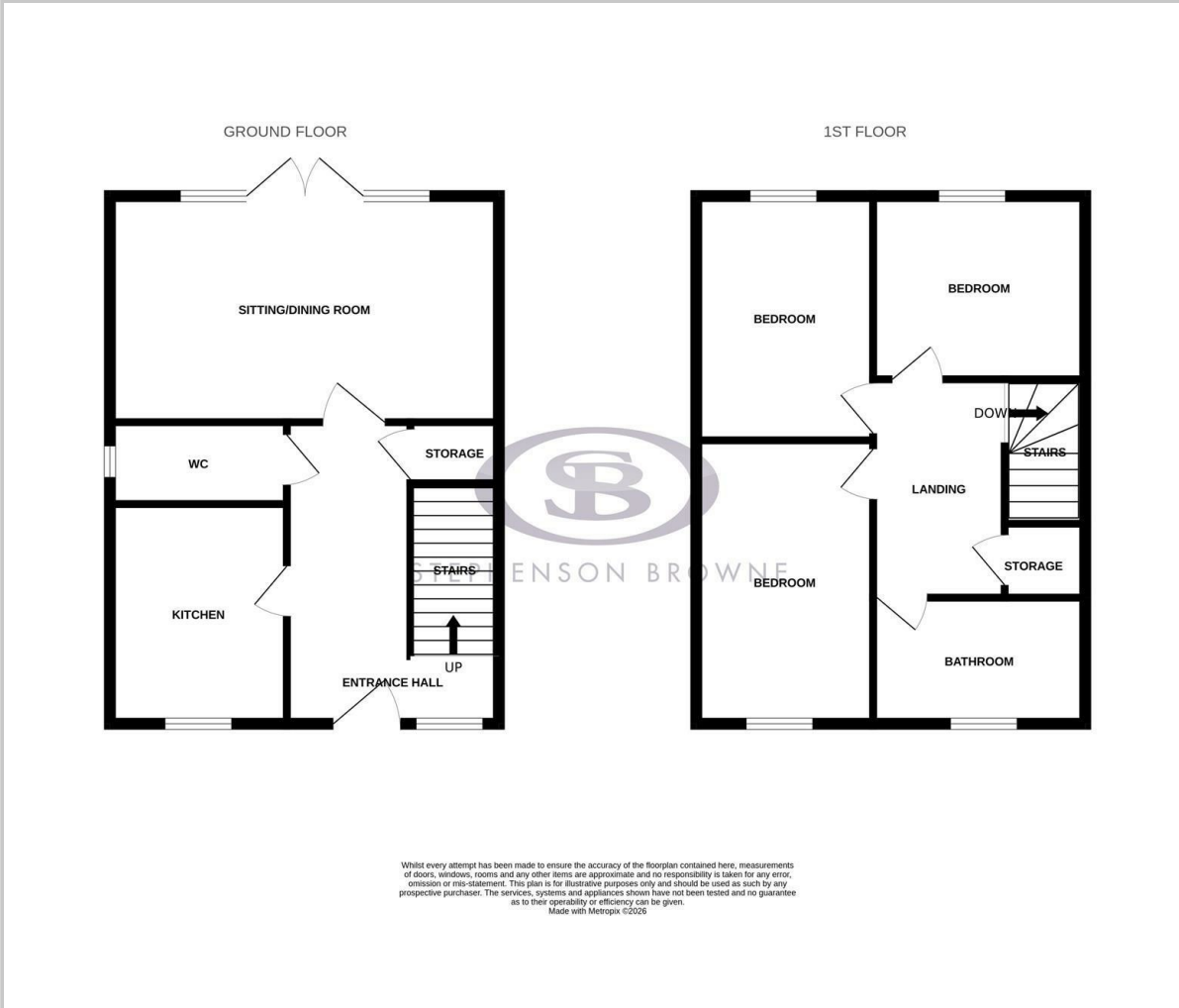
5'6" x 6'10" (1.680 x 2.105 )

### **Stephenson Browne AML Disclosure**

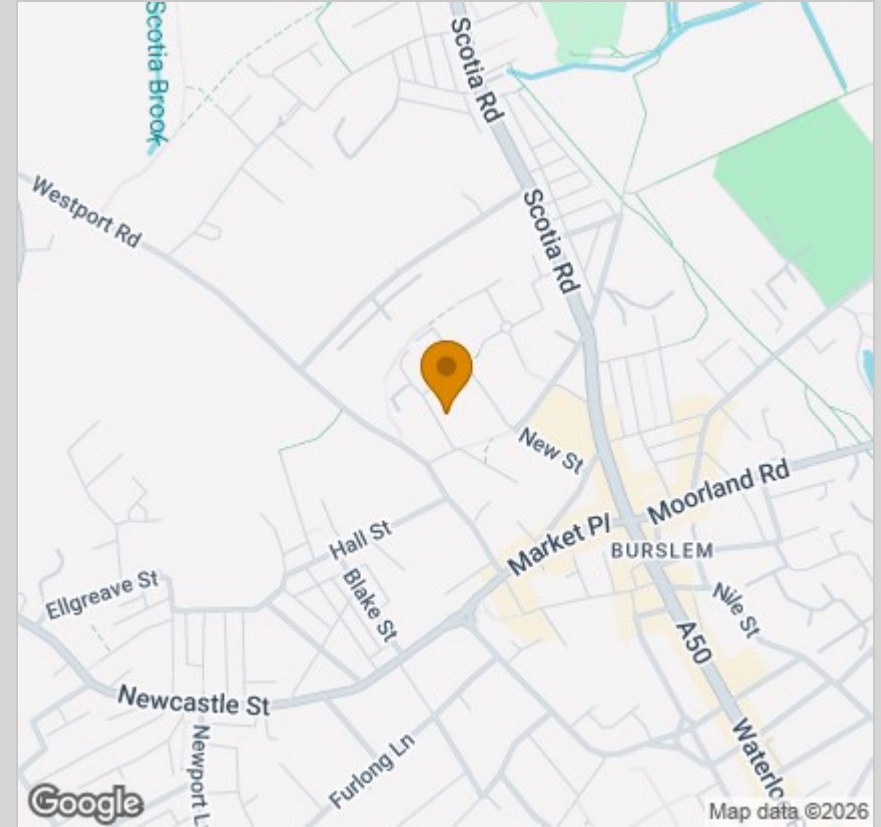
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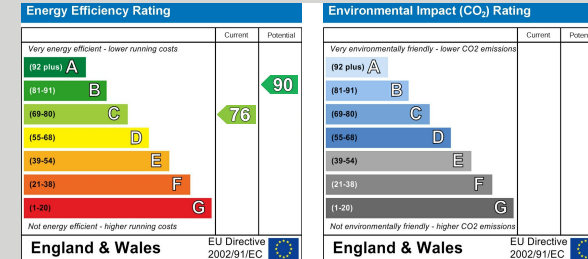
## Floor Plan



## Area Map



## Energy Efficiency Certificate



## Viewing

Please contact our Newcastle Under Lyme Office on 01782 625734 if you wish to arrange a viewing appointment for this property or require further information.

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