



66 Congleton Road

ST7 1NE

£130,000



2



1



1



STEPHENSON BROWNE

A well-presented mid-terraced home with two double bedrooms and a garden to the rear, offered for sale with no onward chain and ideal for first time buyers!

A fantastic opportunity to purchase a spacious mid-terraced home in a very convenient location, which is ready to move into!

A sizeable lounge/diner with French doors to the rear garden leads into the kitchen, with a rear hallway and downstairs bathroom completing the ground floor. Upstairs there is a galleried landing and two double bedrooms, both an excellent size! The property features a forecourt to the front, whilst the low maintenance rear garden features patio and artificial lawned areas.

The property is located on the A34 Congleton Road in Talke, offering exceptionally convenient access to commuting routes such as the A500 and M6. There are several schools nearby, including The Reginald Mitchell Primary School, St Saviours C of E Primary School and The Kings Church of England Academy. The wealth of amenities within Kidsgrove, Alsager and Talke itself are within easy reach, with leisure facilities at Kidsgrove Sports Centre and Clough Hall Park also nearby.

A fantastic home which would be ideal for those looking to get onto the property ladder and purchase a home which is most definitely ready to move into! Please contact Stephenson Browne to arrange your viewing.

Lounge/Diner

24'6" x 12'10" (7.472 x 3.924)

Maximum measurements - Composite front door, UPVC double glazed window and French doors leading to the rear garden, two ceiling light points, laminate flooring, two radiators, under stairs storage cupboard.

Kitchen

13'2" x 7'8" (4.028 x 2.341)

Vinyl tile effect flooring, UPVC double glazed window, ceiling light point, radiator, UPVC door leading into access passageway, one and a half bowl stainless steel sink with drainer, tiled splashback, integrated oven, gas hobs, space and plumbing for appliances.





Rear Hall

Vinyl tile effect flooring, UPVC double glazed rear door, ceiling light point, storage cupboard.

Bathroom

6'11" x 5'7" (2.132 x 1.705)

Tiled flooring, tiled walls, UPVC double glazed window, downlights, towel radiator, extractor fan, W/C, wash basin with vanity unit, bath with overhead shower.



Landing

Galleried landing with fitted carpet, UPVC double glazed window, ceiling light point, radiator, loft access.

Bedroom One

12'9" x 11'11" (3.907 x 3.650)

Fitted carpet, UPVC double glazed window, ceiling light point, radiator.

Bedroom Two

11'10" x 9'10" (3.631 x 2.999)

Laminate flooring, UPVC double glazed window, ceiling light point, radiator.



Outside

To the front of the property is a paved forecourt, whilst the low maintenance rear garden features patio and artificial lanwed areas.

Council Tax Band

The council tax band for this property is A.

NB: Tenure

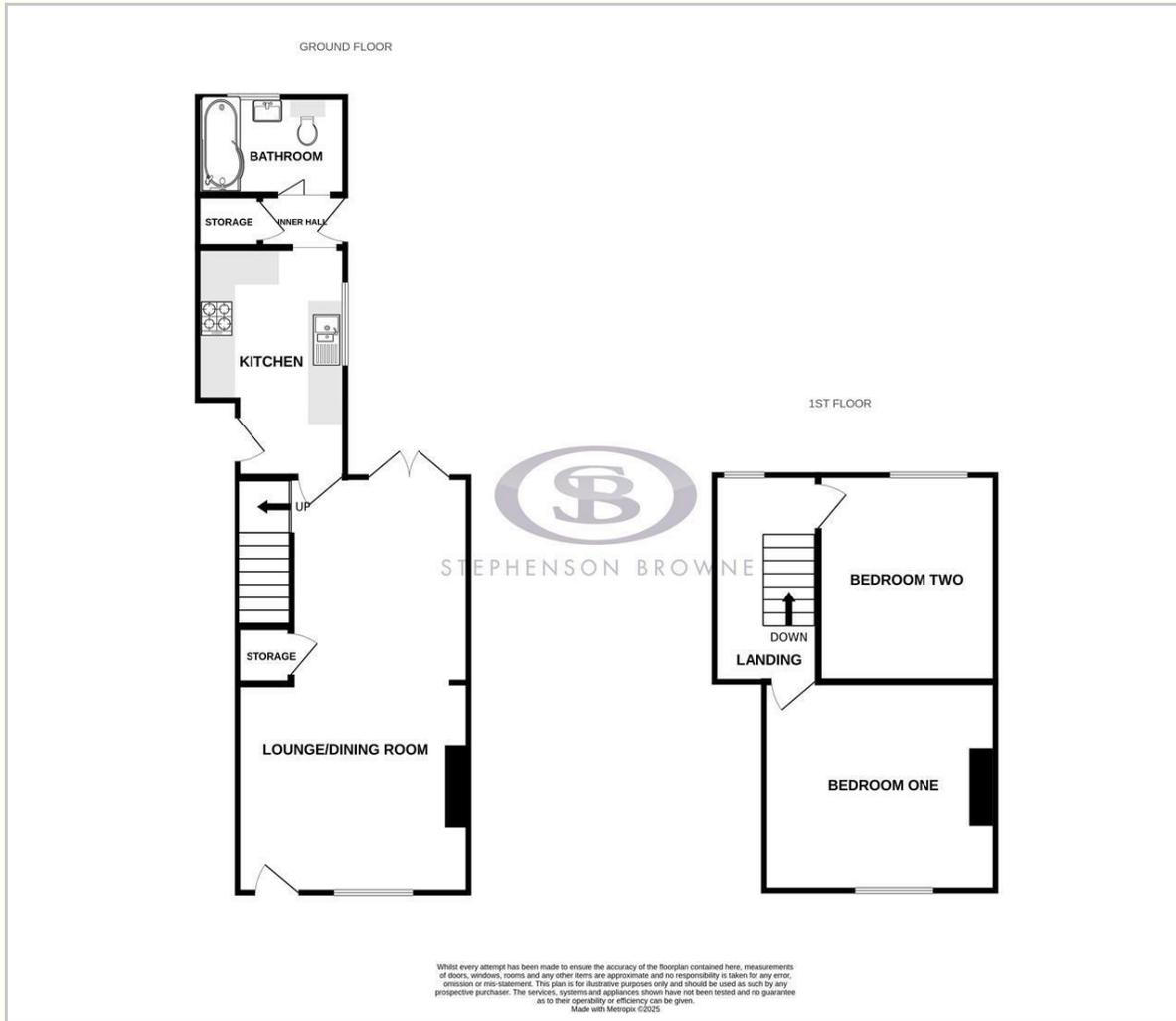
We have been advised that the property tenure is FREEHOLD, we would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

NB: Copyright

The copyright of all details, photographs and floorplans remain the possession of Stephenson Browne.



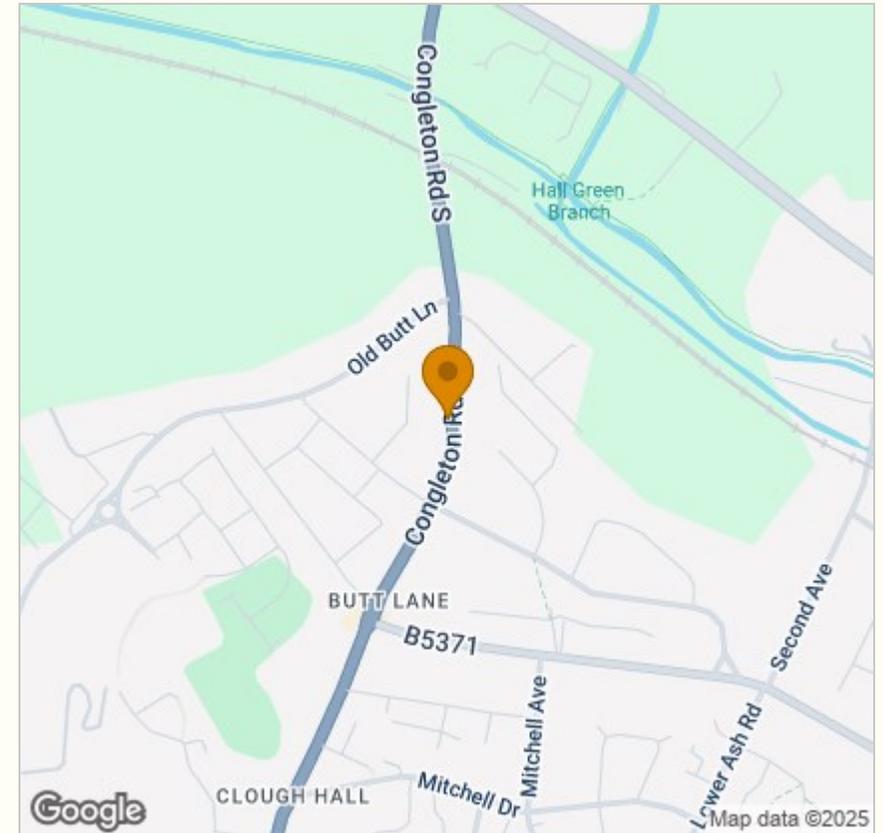
Floor Plan



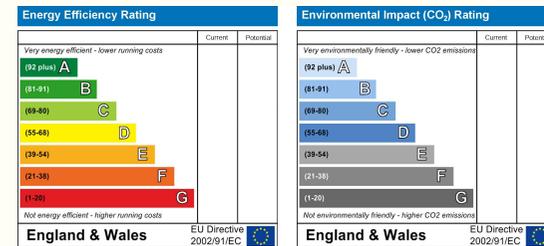
Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



NOTICE: Stephenson Browne for themselves and for the vendors or lessors of this property whose agents they are give notice that: (1) the particulars are set out as a general guideline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each theme; (3) no person in the employment of Stephenson Browne has any authority to make representation or warranty whatever in relation to this property. (4) fixtures & fittings are subject to a formal list supplied by the vendors solicitors. **Referring to:** Move with Us Ltd **Average Fee:** £123.64

13 Crewe Road, Alsager, Stoke On Trent, ST7 2EW

T: 01270 883130 E: alsager@stephensonbrowne.co.uk | www.stephensonbrowne.co.uk