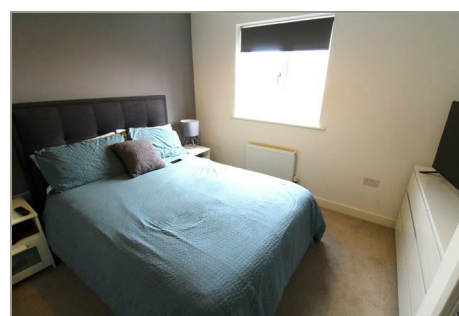
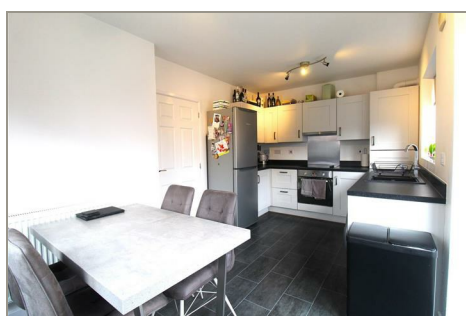




4 Rudyard Lake Grove, Brindley Village Sandyford, Stoke-On-Trent, ST6 5DA

It's time to pack your bags as you could be movin' on up and movin' on out, into this spacious and move-in ready, semi detached property. Nestled away in a cul-de-sac position. This stunning accommodation comprises a large lounge, modern fitted kitchen/diner, cloakroom, three good sized bedrooms, family bathroom and en-suite to the master bedroom. Externally, the property benefits from allocated off road parking and to the side the property has a large paved patio. Located in the popular area of Sandyford, close to local amenities. So what are you awaiting for ?! it's time to break free and get movin', call today to arrange your viewing!

Offers in the region of £215,000

4 Rudyard Lake Grove, Brindley Village

Sandyford, Stoke-On-Trent, ST6 5DA



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- STUNNING SEMI DETACHED PROPERTY
- MODERN FITTED KITCHEN/DINER
- FAMILY BATHROOM
- MOVE-IN READY HOME
- THREE GOOD SIZE BEDROOMS
- FULLY ENCLOSED GARDEN
- HUGE LOUNGE
- ENSUITE TO MASTER BEDROOM
- TWO ALLOCATED PARKING SPACES

GROUND FLOOR

Entrance Hall

14'7" x 6'5" (max) (4.47 x 1.98 (max))
A UPVC double glazed door to the front aspect. Door to under-stair storage and radiator. Stairs leading to the first floor.

Cloakroom

5'9" x 3'2" (1.76 x 0.98)
Fitted with a low level W.C and hand wash basin. Radiator.

Lounge

15'7" x 13'3" (4.75 x 4.06)
A box bay double glazed window overlooks the side aspect and a double glazed window to the front. Television point and radiator.

Kitchen/Diner

15'7" x 9'10" (4.77 x 3.01)
UPVC double glazed double opening French doors leading to the side garden, coupled with UPVC double glazed windows to the front and side. Fitted with a range of wall and base storage units with inset granite composite sink unit and side drainer.

Coordinating work surface areas with integrated electric oven, gas hob with extractor above. Space for style fridge/freezer and plumbing for dishwasher and washing machine. Cupboard housing combi boiler and radiator. Space for table and chairs.

FIRST FLOOR

First Floor Landing

Stairs from first floor. Loft access hatch and door to airing cupboard,

Bedroom One

11'0" x 9'3" (3.37 x 2.84)
A double glazed window overlooks the side aspect. Radiator and door to en-suite.

En-suite

8'11" x 4'2" (2.74 x 1.28)
A double glazed window overlooks the front aspect. Fitted with a suite comprising shower cubicle with a hand wash basin and low level W.C. Radiator and extractor fan.

Bedroom Two

11'5" x 8'2" (3.48 x 2.49)
A double glazed window overlooks the front and side aspect. Radiator.

Bedroom Three

11'4" x 7'1" (3.47 x 2.17)
A double glazed window overlooks the side aspect. Radiator.

Bathroom

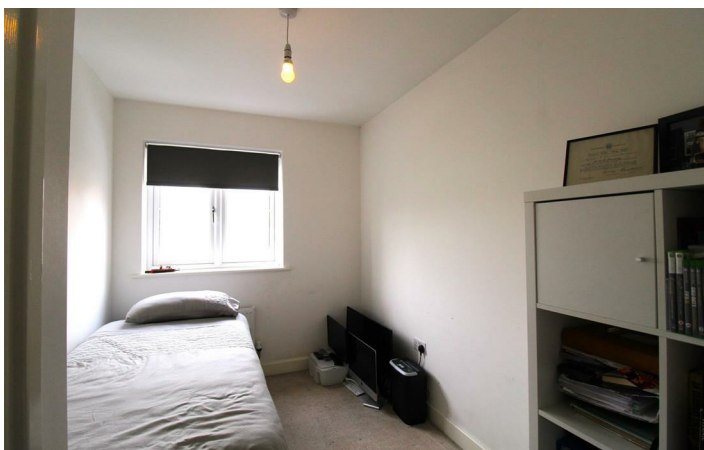
6'9" x 6'3" (2.07 x 1.93)
A double glazed window overlooks the front aspect. Fitted with a suite comprising bath with shower head, low level W.C and hand wash basin. Partly tiled walls, extractor fan and radiator.

EXTERIOR

The front is paved and stoned. To the side, there is a generous flagged Indian stone patio area for ease of maintenance, with additional decking, and stoned area, fully enclosed.

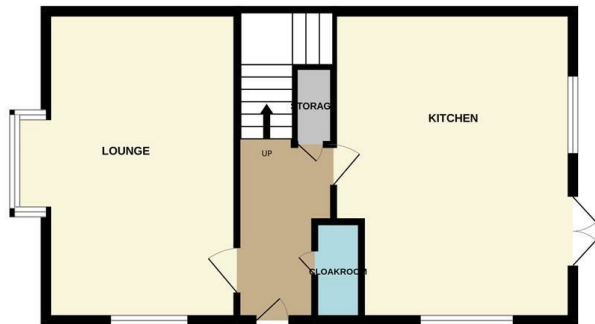
PARKING

The property has two allocated parking spaces to the side of the property.



Floor Plan

GROUND FLOOR



1ST 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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