



9 Brackley Avenue

Burslem, Stoke-On-Trent, ST6 7DN

Sweet dreams are made of this. Who am I to disagree? I searched Rightmove and Zoopla too! Everybody's looking for something! Your search is over, I have what you seek and what an absolute treat it is. A stunning and spacious semi detached property in the popular area of Burslem. The accommodation on offer comprises a lounge, open plan modern fitted kitchen/dining room, downstairs W.C, three bedrooms and contemporary bathroom. Externally the property benefits from ample off road parking to the front and a garage. To the rear the property is low maintenance and laid to paving. Located in the popular area of Burslem, close to local amenities, schooling and excellent commuter links to the main town centre. So do you disagree? I told you sweet dreams are made of this. Sold with no upward chain, call to book your viewing today to avoid disappointment.

£179,950

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- IMMACULATE SEMI DETACHED
- CONSERVATORY
- FAMILY BATHROOM
- NO UPWARD CHAIN
- LOUNGE
- DOWNSTAIRS CLOAKROOM
- OFF ROAD PARKING
- OPEN PLAN KITCHEN/DINER
- THREE BEDROOMS
- LOW MAINTENANCE REAR GARDEN

GROUND FLOOR

Entrance Hall

13'6" x 6'11" (4.14 x 2.12)

The property has a double glazed entrance door to the front aspect coupled with double glazed windows. Under stairs storage cupboard. Stairs to the first floor. Radiator.

Cloakroom

3'10" x 2'9" (1.19 x 0.84)

A double glazed window overlooks the side aspect. Low level W.C. Radiator.

Lounge

12'5" x 10'11" (3.80 x 3.34)

A double glazed bay window overlooks the front aspect. Television point and radiator. Double doors lead into the dining room.

Open Plan Kitchen/Dining Room

Dining Room

14'10" x 11'0" (4.54 x 3.37)

Double glazed patio doors lead into the conservatory. Radiator.

Kitchen

16'5" x 5'11" (5.01 x 1.82)

A double glazed window overlooks the side and rear aspect coupled with a double glazed

access door to the side aspect. Fitted with a range of wall and base storage units with inset sink unit and side drainer. Coordinating work surface areas and integrated electric cooker and hob, fridge/freezer and plumbing for washing machine. Wall mounted central heating boiler.

FIRST FLOOR

First Floor Landing

A double glazed window overlooks the side aspect. Loft access hatch.

Bedroom One

11'0" x 11'0" (3.37 x 3.36)

A double glazed window overlooks the rear aspect. Fitted wardrobes and ceiling spotlights. Radiator.

Bedroom Two

11'10" x 10'11" (3.63 x 3.35)

A double glazed window overlooks the front aspect. Television point and radiator.

Bedroom Three

7'6" x 6'10" (2.31 x 2.10)

A double glazed window overlooks the front aspect. Storage cupboard. Radiator.

Bathroom

7'6" x 6'10" (2.30 x 2.10)

A double glazed window overlooks the rear aspect. Fitted with a suite comprising p-shaped bath with shower over, low level W.C and vanity hand wash basin. Fully tiled walls and radiator.

EXTERIOR

Externally the property benefits from a paved driveway to the front leading through double gates down the side aspect. To the rear the garden is low maintenance and laid to paving enclosed by panelled fencing.

Garage

Detached garage with double wooden doors to the front aspect and windows to the side. Power and lighting.

Council Tax Band

Council Tax Band C

Purchaser should seek confirmation prior to completion





Floor Plan

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