dunn&rate ESTATE AGENTS

7 Robertville Road

Bucknall, Stoke-On-Trent, ST2 9HD

A B C, It's easy as 1 2 3, as simple a do re mi... the hard work has been done at this stunning home. The property offers its new owner a welcoming lounge with bay window and multi fuel burner, a modern fitted kitchen/diner, THREE bedrooms and a stylish family bathroom. Externally, the property benefits from off road parking and and to the rear, the garden is fully enclosed with paved patio and laid to lawn. Located in the popular area of Bucknall close to local amenities, schooling and excellent commuter links to the main town centre. 1 2 3 its meant for you, call today to book a viewing!

£190,000

7 Robertville Road

Bucknall, Stoke-On-Trent, ST2 9HD

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- STUNNING SEMI DETACHED PROPERTY
- LARGE LOUNGE WITH MULTI FUEL BURNER & BAY WINDOW
- MODERN FITTED KITCHEN/DINER
- THREE GOOD SIZED BEDROOMS
- FABULOUS MODERN BATHROOM
- ENCLOSED REAR GARDEN
- PRIVATE DRIVEWAY FOR OFF ROAD PARKING
- NEWLY PLASTERED AND CARPETED THROUGHOUT
- POPULAR LOACTION CLOSE TO AMENITIES

GROUND FLOOR

Entrance Hall

12'4" x 5'11" (3.77 x 1.81)

Composite door with windows either side to the front aspect. Under-stair storage cupboard housing combi boiler, radiator and decorative panelling. Stairs to the first floor.

Lounge

16'2" x 10'2" (4.95 x 3.11)

UPVC bay window looks out to the front aspect. Multi fuel burner, radiator and TV point.

Kitchen/Diner

16'7" x 8'7" (5.07 x 2.62)

UPVC window and patio doors open to the rear aspect. Fitted with a range of wall and base storage units, with inset asterite sink and drainer and coordinating work surface areas. Integrated appliances include; induction hob with extractor above, electric oven, and dishwasher. Space for American style fridge/freezer, and plumbing for a washing machine. Vertical radiator and partly tiled walls.

FIRST FLOOR

First Floor Landing

8'8" x 5'10" (2.66 x 1.78)

UPVC window looks out to the side aspect. Stairs from the ground floor. Loft access hatch.

Bedroom One

10'6" x 10'3" (3.21 x 3.14)

A UPVC bay window looks out to the front aspect. Fitted wardrobes and radiator.

Bedroom Two

11'11" x 10'3" (3.64 x 3.14)

A UPVC window looks out to the rear aspect. Radiator.

Bedroom Three

6'6" x 5'10" (2.00 x 1.79)

A UPVC window looks out to the front aspect. Radiator.

Bathroom

7'0" x 5'8" (2.14 x 1.74)

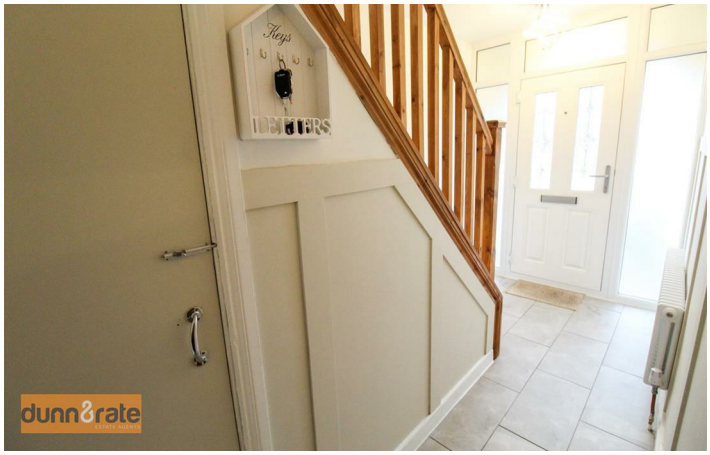
A UPVC window looks out to the rear aspect. Fitted suite comprising of bath with shower over head, Low Level WC, wash hand basin with vanity unit. Towel radiator and spotlights.

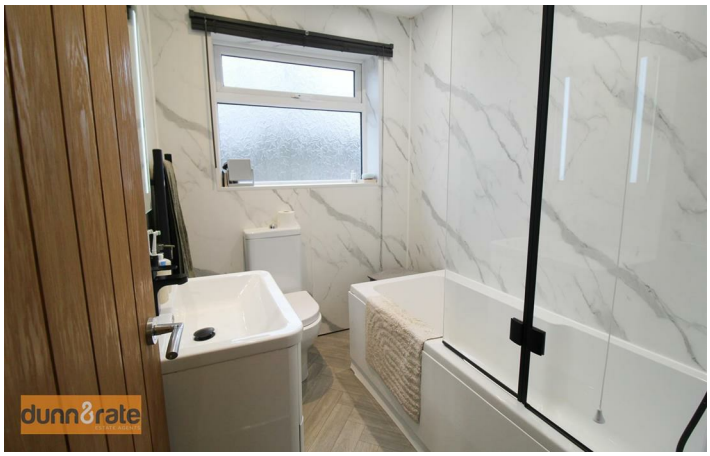
Attic Room

UPVC Velux window, power and lighting. Fully boarded and part plastered.

EXTERIOR

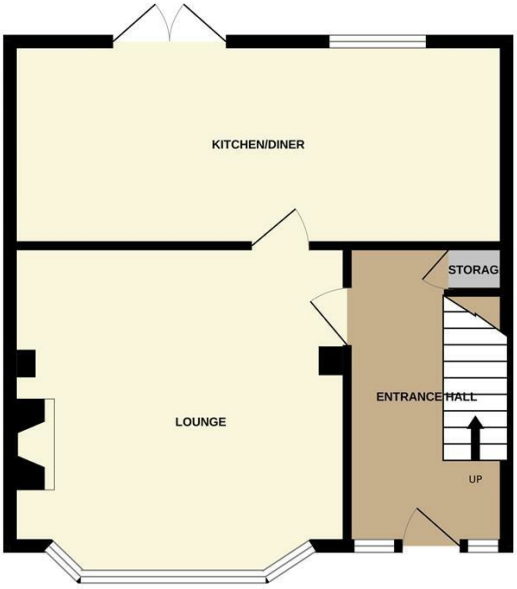
The the front of the property there is a block paved driveway, with gates leading down the side to the rear. The rear garden is fully enclosed, with paved patio, laid to lawn and disused pond. Outside tap and power points to the front and rear of the property.



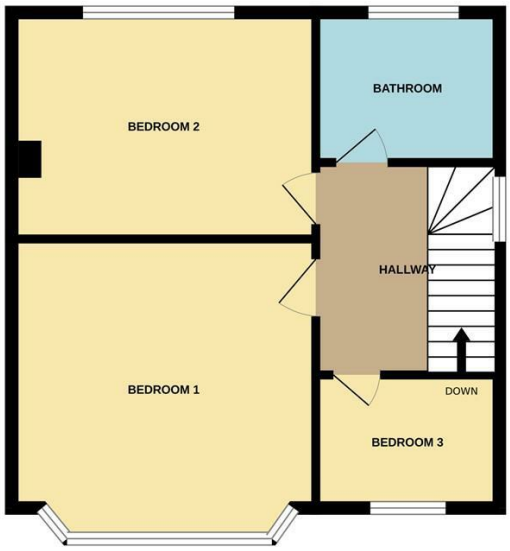


Floor Plan

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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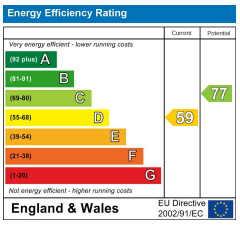

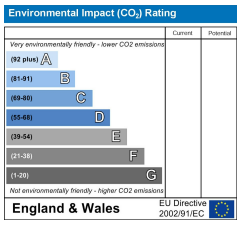

112a Baddeley Green Lane, Baddeley Green, Stoke On Trent, Staffordshire, ST2 7HA
Tel: 01782 789369 **Email:** office@dunnandrate.co.uk **www.dunnandrate.co.uk**