



2 Unicorn Place

Tunstall, Stoke-On-Trent, ST6 6LX

A rare find on UNICORN Place! This beautifully presented renovated two bedroom semi detached bungalow is something special, a home that's as rare to find as its street name suggests. Tucked away within a quiet cul-de-sac in the heart of Tunstall, this stylish bungalow has been fully modernised and offers spacious, move in ready accommodation ideal for a range of buyers. The accommodation on offer comprises a large lounge/diner, modern fitted kitchen, two double bedrooms and a contemporary bathroom. To the rear, the property truly comes into its own, enjoying open views which provide a peaceful and private setting to enjoy the rear garden. The property also benefits from ample off road parking and a detached garage. Conveniently located close to amenities, Tunstall park and schooling. Homes of this quality and sold with no upward chain are far and few between - making this UNICORN Place bungalow a truly magical opportunity not to be missed.

Offers in the region of £180,000

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- STUNNING SEMI DETACHED BUNGALOW
- MODERN FITTED KITCHEN
- AMPLE OF ROAD PARKING PLUS GARAGE
- NO UPWARD CHAIN
- FULLY RENOVATED THROUGHOUT
- TWO DOUBLE BEDROOMS
- LAWNED REAR GARDEN WITH OPEN VIEWS
- LARGE LOUNGE/DINER WITH PATIO DOORS
- MODERN FITTED BATHROOM SUITE
- QUIET CUL-DE-SAC LOCATION

Entrance Hall

11'10" x 9'4" (3.61 x 2.87)

The property has an entrance door to the side aspect leading into the entrance hall. Loft access hatch. Wall mounted electric radiator.

Lounge/Diner

16'8" x 12'5" (5.09 x 3.81)

Double glazed patio doors open out onto the rear garden. Two wall mounted electric radiators.

Kitchen

8'7" x 8'3" (2.64 x 2.53)

A double glazed window overlooks the rear aspect. Fitted with a range of wall and base storage units with inset stainless steel sink unit and side drainer. Coordinating work surface areas and integrated electric oven and hob with cooker hood above and dishwasher. Space for fridge/freezer. Ceiling spotlights.

Bedroom One

13'8" x 10'0" (4.17 x 3.05)

A double glazed window overlooks the front aspect. Wall mounted electric radiator.

Bedroom Two

10'7" x 9'3" (3.25 x 2.82)

A double glazed window overlooks the front aspect. Wall mounted electric radiator.

Bathroom

8'1" x 5'1" (2.47 x 1.57)

A double glazed window overlooks the side aspect. Fitted with a suite comprising walk in shower unit with waterfall shower head, vanity hand wash basin and low level W.C. Extractor fan and ladder style radiator.

EXTERIOR

To the front the property has ample off road parking with a paved and

gravelled frontage, leading down the side of the property to the detached garage. To the rear the property has an open aspect over field and is laid with a lawn and paved patio seating area. The lawn is framed with flower bed borders and a greenhouse to the rear end of the garden.

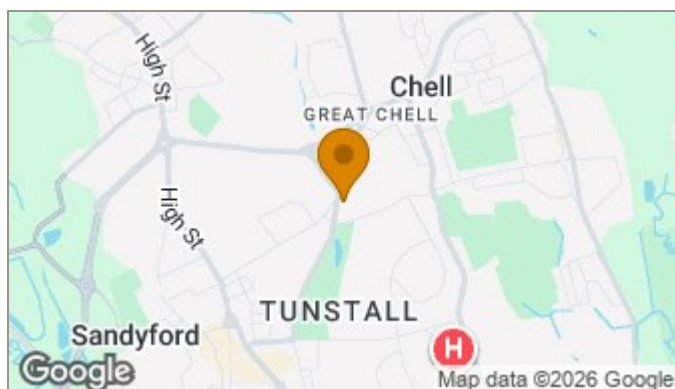
Garage

17'3" x 8'5" (5.27 x 2.57)

Up and over door with a double glazed window to the side aspect. Power and lighting.

Attic Space

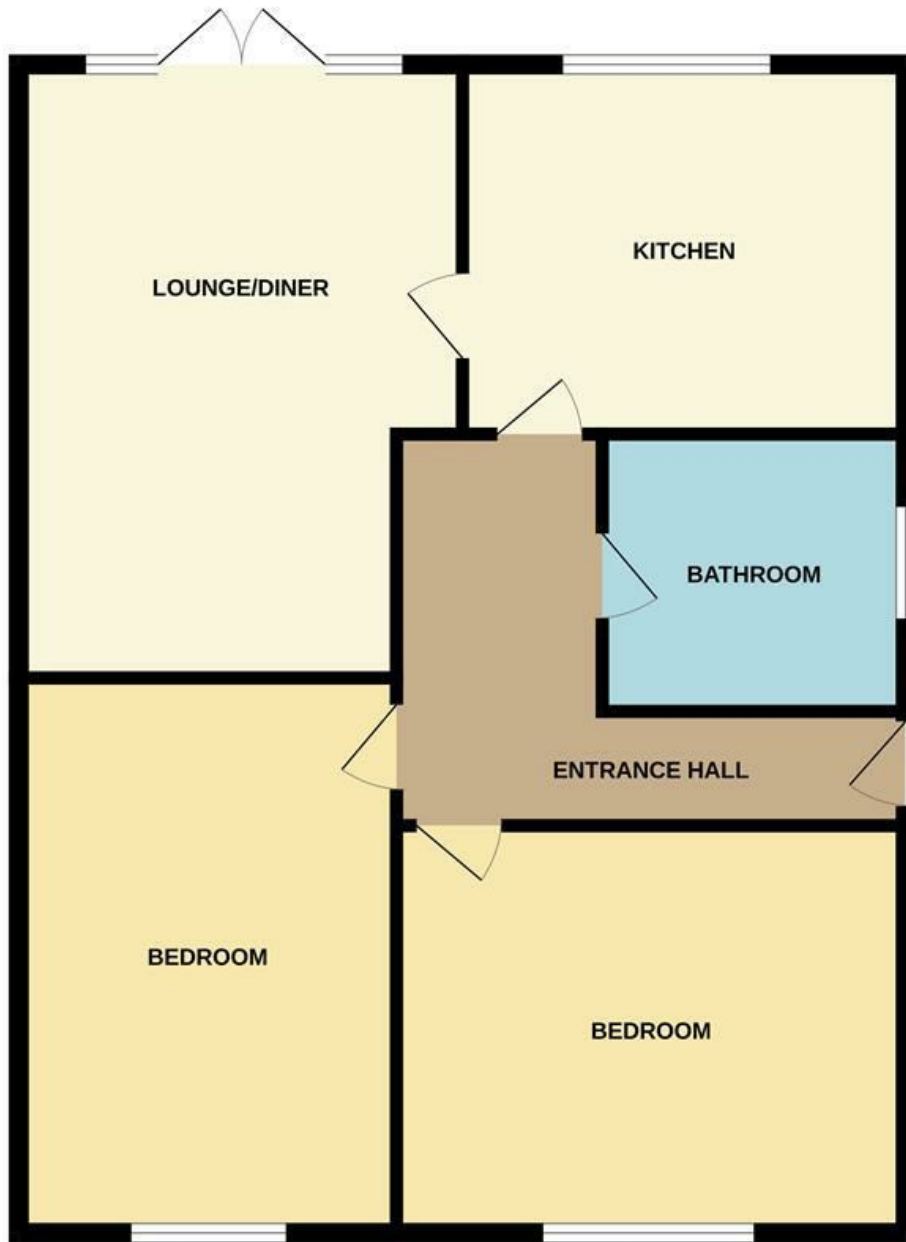
Please note the attic space is fully boarded, with power and lighting and a pull down ladder. It houses the hot water cylinder.





Floor Plan

GROUND 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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
40			
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC