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ESTATE AGENTS

30 Baker Crescent

Baddeley Green, Stoke-On-Trent, ST2 7JT

If you're anything like us, we love a property that has the SPACE and potential to be our DREAM HOME! This property has everything you could need to make that dream a reality. Perfectly proportioned throughout, sitting on a sizeable plot and located in the popular area of Baddeley Green, you will need to be quick to not let this opportunity pass you by. The accommodation on offer comprises of a large lounge, sitting room and kitchen, three good sized bedrooms and a family bathroom. Externally, the property benefits from off road parking, and a large fully enclosed rear garden. Located close to local amenities and highly regarded schools, when opportunity knocks, let us open the door for you! Book your viewing today as this is sold with no upward chain!

Offers in the region of £155,000

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- SPACIOUS SEMI DETACHED PROPERTY
- LEAN TOO & W.C
- OFF ROAD PARKING
- LOUNGE & SITING ROOM
- THREE BEDROOMS
- GOOD SIZED REAR GARDEN
- FITTED KITCHEN
- FAMILY BATHROOM
- NO UPWARD CHAIN

GROUND FLOOR

Entrance Hall

11'10" x 6'6" (3.62 x 2.0)

Double glazed window to the front aspect. Door leading to the front aspect. Open plan style hallway leading into the lounge area. Radiator. Telephone point.

Lounge

12'11" x 11'10" (3.95 x 3.63)

Double glazed bay window to the rear aspect. Radiator.

Kitchen

10'5" x 6'4" (3.19 x 1.94)

Double glazed window to the front aspect. Door leading into lean-to area. Fitted with a range of wall and base units and co-ordinating work surfaces. Stainless steel sink/drainer. Space for oven and fridge/freezer with plumbing for a washing machine. Cookerhood. Under stairs storage.

Living Room

12'11" x 8'10" (3.95 x 2.70)

Double glazed patio doors leading to the rear aspect. Gas fireplace- currently capped. Radiator. TV point.

Lean to

15'5" x 3'11" (4.7 x 1.2)

Houses two storage spaces and WC. Door leading to front aspect and door leading to rear aspect.

WC

5'6" x 2'7" (1.7 x 0.8)

Double glazed window to the front aspect. Low level WC.

FIRST FLOOR

Landing

7'0" x 6'5" (2.14 x 1.96)

Double glazed window to the front aspect. Stairs from entrance hall. Loft access hatch.

Bedroom One

11'10" x 10'10" (3.62 x 3.31)

Double glazed window to the rear aspect. Radiator.

Bedroom Two

11'5" x 9'3" (3.48 x 2.83)

Double glazed window to the rear aspect. Radiator.

Bedroom Three

9'3" x 8'7" (2.84 x 2.64)

Double glazed window to the front aspect. Radiator.

Bathroom

7'11" x 5'6" (2.42 x 1.70)

Double glazed window to the side aspect. Bath. Low level WC and wash hand basin. Fully tiled. Radiator.

EXTERIOR

The rear of the property benefits from a paved patio area with a rear garden laid to lawn. The front of the property benefits from a gravel driveway with a gate that encloses the property.

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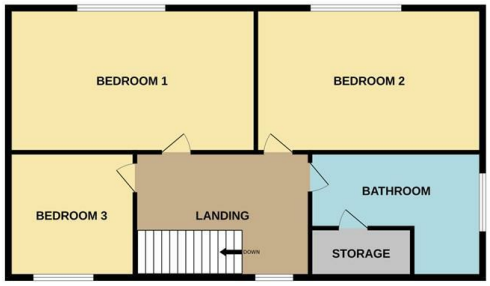
Floor Plan

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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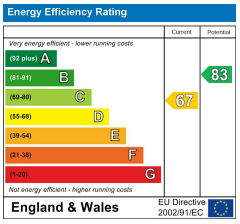

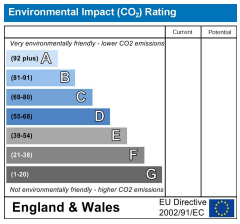

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