



832 Leek New Road

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

It doesn't matter if your taste is modern or traditional, classic or retro. If a house has a good feel to it, it will always be a home. So here we offer you a three bed semi detached property in the extremely sought after area of Baddeley Green ready for you to put your own stamp on it no matter what your taste is. The accommodation on offer is spacious comprising of a lounge, dining room, kitchen, three bedrooms and a bathroom. Externally there is off road parking and a garage. The rear garden is enclosed and low maintenance. So whether you want to make it ultra modern, a timeless classic or something extraordinary, it is ready and waiting. Book a viewing and let your inner interior designer run wild. Call us today for more information.

Offers in excess of £150,000

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



- SPACIOUS SEMI DETACHED PROPERTY
- TWO RECEPTION ROOMS
- DOWNSTAIRS WC
- THREE GOOD SIZED BEDROOMS
- AMPLE OFF ROAD PARKING
- NO UPWARD CHAIN
- POPULAR LOCATION
- FAMILY HOME

GROUND FLOOR

Entrance Hall

12'9" x 7'11" (3.91 x 2.42)

A double glazed door to the front aspect stairs leading to the first floor and radiator.

Cloakroom

5'2" x 3'0" (1.58 x 0.92)

A double glazed wooden window to the rear. Low level WC.

Lounge

11'11" x 11'5" (3.65 x 3.50)

A double glazed window to the front aspect. Fireplace and radiator.

Dining Room

12'5" x 9'6" (3.79 x 2.91)

A double glazed wooden window to the rear aspect. Fireplace, radiator and television point.

Kitchen

9'3" x 9'1" (2.82 x 2.77)

A double glazed wooden window to the side aspect. Fitted with a range of wall

and base storage units with inset sink and drainer plus work surfaces. appliances include electric cooker and cooker hood above. Plumbing for a washing machine and space for a fridge freezer. Door leading to under stair storage.

Utility Room

6'3" x 2'9" (1.93 x 0.86)

Houses boiler.

FIRST FLOOR

Landing

9'2" x 7'2" (2.80 x 2.19)

A double glazed wooden window to the side aspect and stairs from the ground floor.

Bedroom One

14'4" x 11'11" (4.38 x 3.65)

A double glazed window to the front aspect. Radiator and fire place.

Bedroom Two

10'9" x 10'5" (3.29 x 3.20)

A double glazed wooden window to the rear aspect. Radiator and television point.

Bedroom Three

8'4" x 7'11" (2.55 x 2.43)

A double glazed window to the front aspect. Radiator.

Bathroom

9'1" x 6'7" (2.79 x 2.01)

A double glazed wooden window to the rear aspect. Fitted with a suite comprising bath, wash hand basin and low level WC. Fully tiled walls, radiator and cupboard housing water tank.

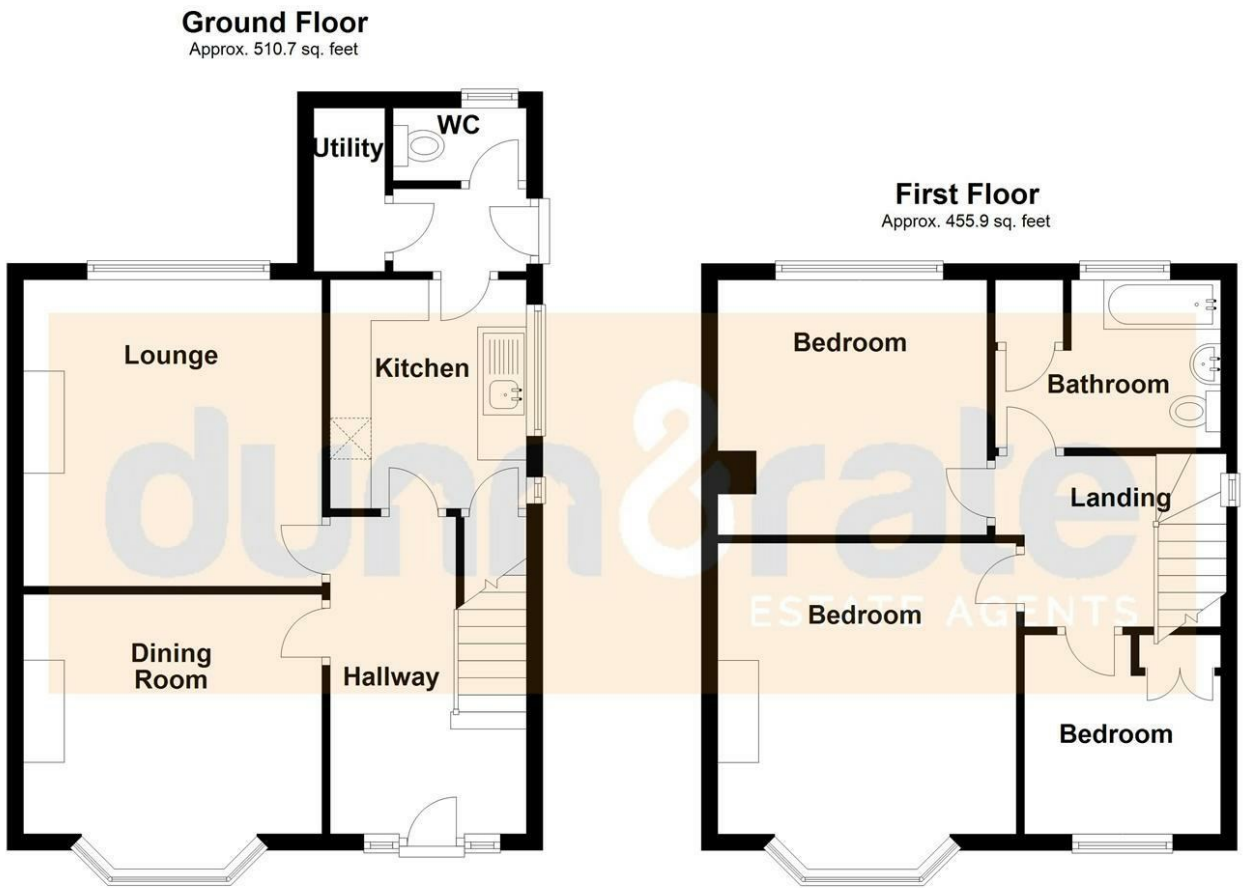
Exterior

The front of the property offers ample off road parking and a small lawned area. To the rear there is a garage with an up and over door, paved and lawned aread with green house and shed.





Floor Plan



Total area: approx. 966.6 sq. feet

We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide only and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.
Plan produced using PlanUp.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

