



187 Abbey Road

Bucknall, Stoke-On-Trent, ST2 8BB

Everything starts with a first! First kiss, first holiday, first day at work and one of the most major firsts, is a property purchase! So whether that is a first time buyer or purchasing your first investment property! I have the perfect first purchase for you. Abbey Road is an immaculate semi detached house located in the popular area of Bucknall. Boasting, a spacious lounge/diner, modern fitted kitchen, shower room with separate W.C and three fantastic sized bedrooms. Externally, the property benefits from lawned gardens to the front and rear with an open view to the front. Located in a Bucknall, the property is close to local amenities, schooling and commuter links to the main town centre. This property needs to be first on your list to see. So take the plunge and give us a call to book a viewing today.

Offers in excess of £135,000

187 Abbey Road

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- VERY WELL MAINTAINED SEMI DETACHED PROPERTY
- GROUND FLOOR SHOWER ROOM AND WC
- VIEWS TO THE FRONT OF THE PROPERTY
- LARGE LOUNGE
- THREE GOOD SIZED BEDROOMS
- PERFECT FIRST TIME BUYER OR INVESTMENT PROPERTY
- FITTED KITCHEN
- ENCLOSED REAR GARDEN
- POPULAR LOCATION FOR SCHOOLING AND AMENITIES

GROUND FLOOR

Entrance Hall

12'3" x 4'3" (3.75 x 1.30)

UPVC door to the front aspect. Radiator and stairs to the first floor. Laminate flooring.

WC

4'9" x 2'6" (1.45 x 0.78)

UPVC window to the front aspect. Low level W.C.

Shower Room

5'5" x 4'6" (1.67 x 1.38)

UPVC window to the rear aspect. Fitted with a shower cubicle and wash hand basin. Radiator.

Lounge

16'9" x 11'6" (5.12 x 3.53)

UPVC windows to the front and rear aspect. Gas fireplace and two radiators. Laminate flooring.

Kitchen

10'5" x 8'0" (3.19 x 2.46)

UPVC windows to the side and rear aspect. Stable door to the side aspect. Fitted with a range of wall and base storage units with inset aSterite sink and side drainer. Co ordinating work surface areas. Gas oven and gas cooker. Plumbing for a washing machine and space for a fridge/freezer. Radiator.

FIRST FLOOR

Landing

7'2" x 2'11" (2.19 x 0.89)

UPVC windows to the front and side aspect. Loft hatch access and stairs to ground floor.

Bedroom One

15'4" x 9'3" (4.69 x 2.83)

UPVC window to the rear aspect. Radiator and fireplace.

Bedroom Two

12'11" x 7'3" (3.96 x 2.22)

UPVC windows to the front aspect. Radiator.

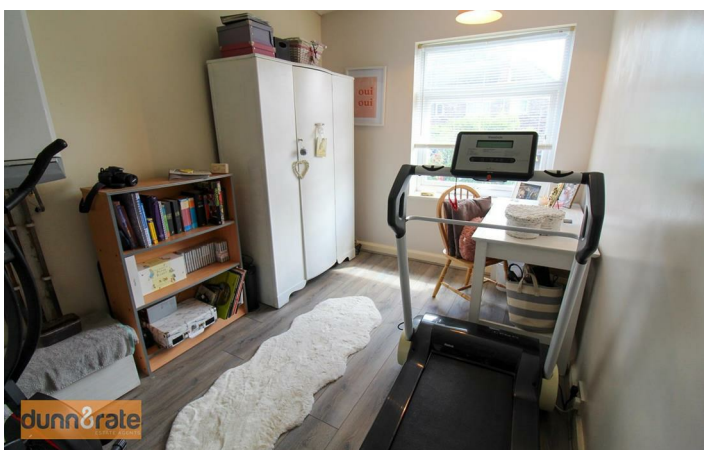
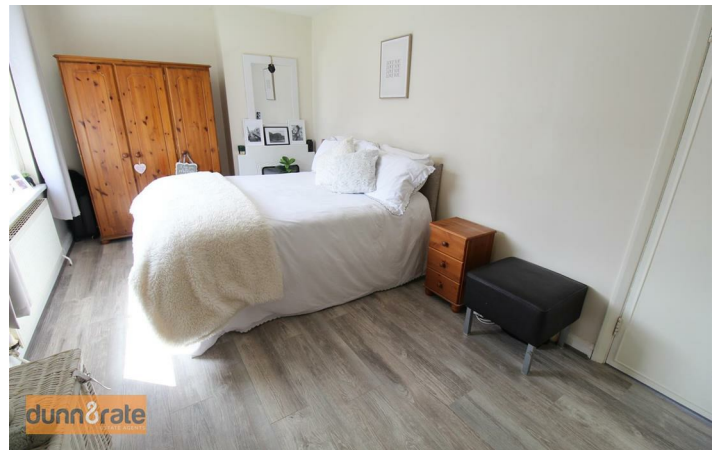
Bedroom Three

13'8" x 8'4" (4.17 x 2.56)

UPVC window to the rear aspect. Radiator. Wall mounted boiler.

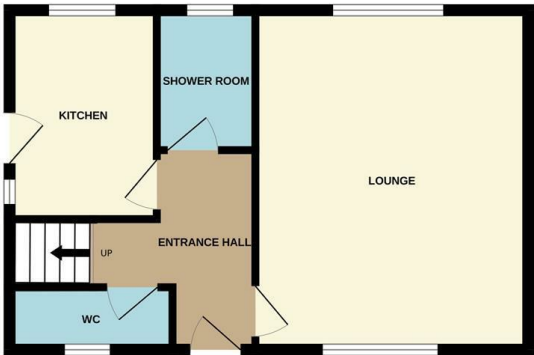
EXTERIOR

To the front of the property there are steps leading up to the front of the property and a lawned garden. The rear is fully enclosed with lawned garden and paved patio.



Floor Plan

GROUND FLOOR
431 sq.ft. (40.1 sq.m.) approx.



1ST FLOOR
431 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA : 863 sq.ft. (80.2 sq.m.) approx.
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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