



808 Leek New Road Baddeley Green, Stoke-On-Trent, ST2 7HY

It's a new dawn, It's a new day, It's a new life and were feeling good at dunn and rate, as we present to you this immaculate semi detached home in Baddeley Green. Boasting a welcoming entrance hall, large lounge diner and fitted kitchen, with access to the garage, on the ground floor. To the first floor you will find THREE good sized bedrooms and bathroom. To the front of the property there is a lawned area with mature shrubs, and a paved driveway leading to the garage. The rear garden is fully enclosed, with laid to lawn and a paved patio. So what are you waiting for, book your viewing today and get ready to feel good!

£200,000

808 Leek New Road

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



- IMMACULATE SEMI DETACHED HOME
- THREE GOOD SIZED BEDROOMS
- FULLY ENCLOSED REAR GARDEN
- DESIRABLE LOCATION
- LARGE LOUNGE/DINER
- SPACIOUS BATHROOM
- GARAGE
- FITTED KITCHEN
- PRIVATE DRIVEWAY FOR PARKING
- SOLD WITH NO UPWARD CHAIN

GROUND FLOOR

Entrance Porch

5'10" x 1'0" (1.79 x 0.33)

Double glazed patio doors open into the entrance porch.

Entrance Hall

8'1" x 6'6" (2.48 x 2.00)

A door opens into the entrance hall from the front aspect. Storage cupboard and radiator.

Lounge/Diner

21'1" x 10'8" (6.43 x 3.27)

Open plan lounge/diner with archway divide. Double glazed windows look out to the front and rear aspect. Gas fireplace, TV point and two radiators.

Kitchen

11'9" x 8'9" (3.60 x 2.68)

A double glazed window looks out to the rear aspect and an internal door opens into the garage. Fitted with a range of wall and base storage units, with coordinating work surface areas and inset sink and drainer. Fitted

with an electric oven and gas hob with cooker hood above. Space for a low level fridge. Fully tiled walls and radiator. Under-stair storage cupboard.

FIRST FLOOR

First Floor Landing

6'11" x 6'7" (2.11 x 2.01)

A double glazed window looks out to the side aspect. Stairs from the ground floor and loft access hatch.

Bedroom One

12'9" x 10'9" (3.90 x 3.28)

A double glazed window looks out to the front aspect, built-in wardrobes and radiator.

Bedroom Two

10'8" x 10'7" (3.27 x 3.24)

A double glazed window looks out to the rear aspect. Radiator.

Bedroom Three

7'8" x 6'7" (2.34 x 2.01)

A double glazed window looks out to the rear aspect. Radiator.

Bathroom

8'4" x 6'6" (2.55 x 2.00)

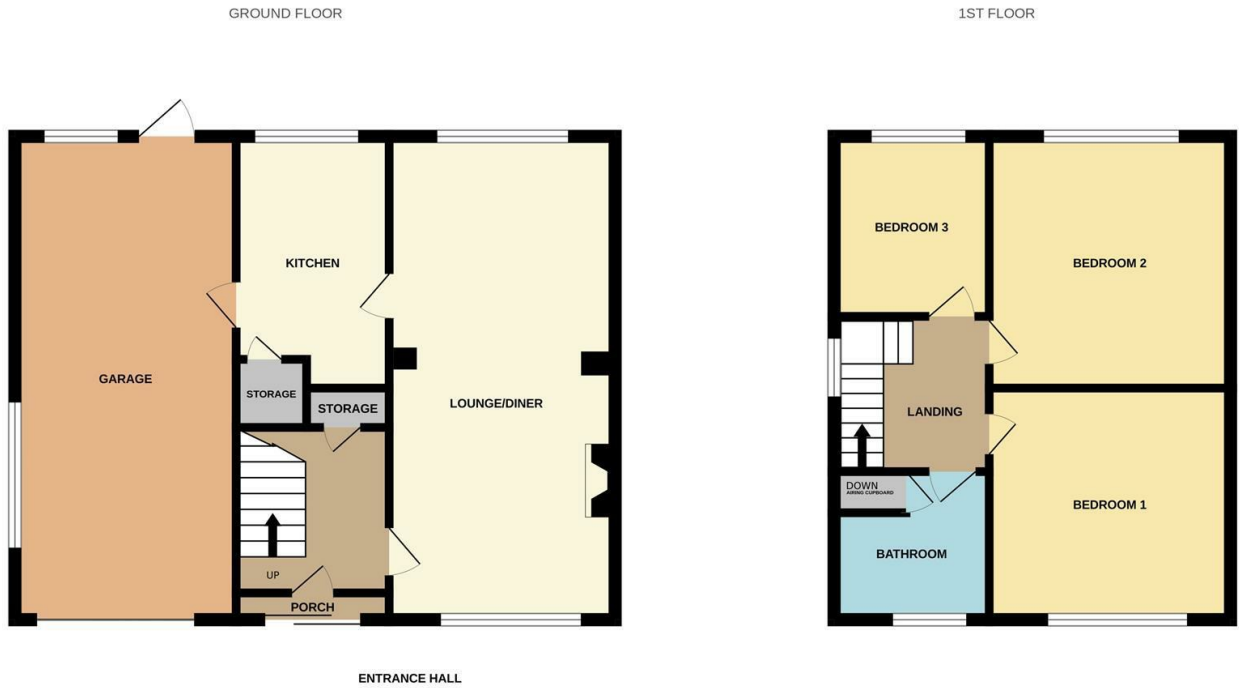
A double glazed window looks out to the front aspect. Fitted site comprising of corner bath with shower overhead, Low Level WC and wash hand basin with vanity cupboard. Fully tiled walls, radiator and airing cupboard housing combi boiler.

EXTERIOR

To the front of the property there is a lawned area with mature shrubs, and a paved driveway leading to the garage. The rear garden is fully enclosed with a paved patio area, laid to lawn and mature shrubs.



Floor Plan



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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