



148 Hoveringham Drive

Eaton Park, Stoke-On-Trent, ST2 9PR

Set your navigation, I will give you the postcode and lets DRIVE on down to Hoveringham DRIVE, where you will find this spacious semi detached property. Sold with no upward chain and located on the popular Eaton Park estate, this property is looking for a new owner to call it their own. The accommodation on offer comprises a large lounge/diner, conservatory, fitted kitchen, three bedrooms, two with fitted wardrobes and a family bathroom. Externally the property benefits from off road parking and a garage. To the rear there is a low maintenance paved garden which is fully enclosed. Situated close to local amenities, schooling and bus routes to the main town centre. I told you the DRIVE would be worth it, now all you need to do is make it yours!

£164,950

148 Hoveringham Drive

Eaton Park, Stoke-On-Trent, ST2 9PR



- SPACIOUS SEMI DETACHED
- FITTED KITCHEN
- OFF ROAD PARKING & GARAGE
- SOLD WITH NO UPWARD CHAIN
- THREE BEDROOMS
- LOW MAINTENANCE REAR GARDEN
- LARGE LOUNGE/DINER PLUS CONSERVATORY
- FAMILY BATHROOM
- POPULAR LOCATION

GROUND FLOOR

Entrance Hall

7'0" x 3'10" (2.15 x 1.17)

The property has a double glazed entrance door to the front aspect, coupled with two double glazed windows to the side aspect. Radiator.

Lounge/Diner

22'8" x 12'2" (6.93 x 3.73)

A double glazed wooden window overlooks the front aspect. with double glazed sliding doors leading into the conservatory. Fireplace housing gas fire. Space for table and chairs and stairs leading to the first floor. Two radiators.

Kitchen

11'5" x 6'9" (3.49 x 2.08)

A double glazed window overlooks the side aspect coupled with a double glazed access door to the rear aspect. Fitted with a range of wall and base storage units with inset stainless steel sink unit and side drainer. Integrated appliances include electric oven, gas hob and cooker hood, fridge/freezer and dishwasher. Space and plumbing for washing machine. Coordinating work

surface areas and partly tiled walls and flooring. Floor heater.

Conservatory

9'10" x 7'5" (3.02 x 2.27)

A UPVC conservatory with double glazed windows to the side and rear coupled with double doors leading out to the rear garden. Television point and radiator.

FIRST FLOOR

First Floor Landing

Loft access hatch. Airing cupboard housing central heating boiler.

Bedroom One

9'4" x 8'10" (2.87 x 2.70)

A double glazed window overlooks the front aspect. Fitted with a range of wardrobes and integrated dressing table. Television point and radiator.

Bedroom Two

11'3" x 8'10" (3.44 x 2.70)

A double glazed window overlooks the rear aspect. Fitted wardrobes and drawers. Radiator.

Bedroom Three

6'3" x 5'10" (1.93 x 1.80)

A double glazed window overlooks the front aspect. Radiator.

Bathroom

7'9" x 5'4" (2.38 x 1.64)

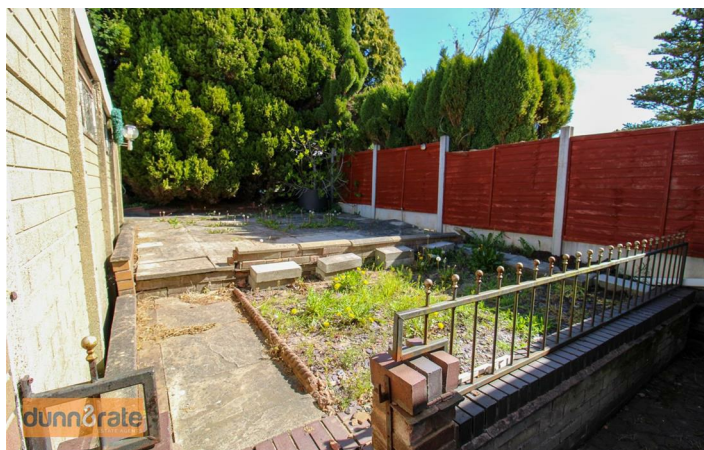
A double glazed window overlooks the rear aspect. Fitted with a suite comprising bath with shower over, low level W.C and wash hand basin. Fully tiled walls, ceiling spotlights and ladder style towel radiator.

EXTERIOR

To the front the property has double gates leading to a block paved driveway and a lawn. To the rear the garden is fully enclosed and low maintenance laid with paved patio seating area and garden shed. The garden has a mature hedge and panelled fenced border.

Garage

A detached garage with up and over door and window to the side.



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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