



42 Lock Keepers Way

Hanley, Stoke-On-Trent, ST1 3NS

SSSShhhh! Don't say a word I am trying to keep this under LOCK and key! Because this ground floor apartment on LOCK Keepers Way is an absolute steal! Perfect first time buyer home or ideal investment property, the apartment offers open plan living with a fully fitted kitchen/lounge/diner area, double bedroom and shower room. Externally the property benefits from allocated parking. Located within walking distance to the main town centre of Hanley, close to local amenities, excellent commuter links and canal towpaths. Sold with no upward chain its time to beat the rush and LOCK this one down for yourself, call and book your viewing today. Please note this property is a leasehold.

£54,950

42 Lock Keepers Way

Hanley, Stoke-On-Trent, ST1 3NS



- GROUND FLOOR APARTMENT
- FITTED KITCHEN
- ALLOCATED PARKING
- NO UPWARD CHAIN
- OPEN PLAN LIVING
- DOUBLE BEDROOM
- CLOSE TO TOWN CENTRE
- LOUNGE AREA
- SHOWER ROOM
- LEASEHOLD PROPERTY

OPEN PLAN LOUNGE/KITCHEN

17'9" x 11'6" (5.42 x 3.53)

Lounge Area

The property is accessed by a composite door to the front aspect, coupled with a double glazed window. Television point and radiator.

Kitchen Area

Fitted with wall and base storage units with inset stainless steel bowl sink unit and coordinating work surface areas. Integrated electric oven and hob with cooker hood above. Space for fridge/freezer.

Bedroom

11'5" x 9'3" (3.48 x 2.84)

A double glazed window overlooks the rear aspect. Television point and radiator.

Bathroom

6'0" x 4'3" (1.85 x 1.31)

Fitted with a suite comprising shower unit, low level W.C and wash hand basin. Storage cupboard with work surface area and space and plumbing for washing machine. Extractor fan and radiator.

EXTERIOR

There is one allocated parking space which is to the rear of the apartment marked space 16.

TENURE

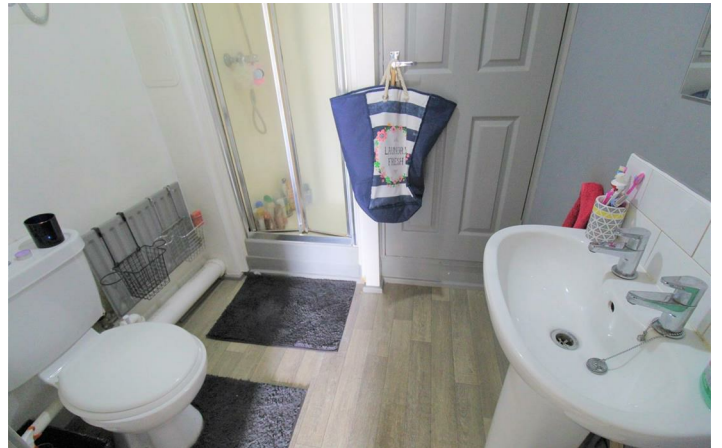
The property is a leasehold with 125 years on the lease as of April 2006, the ground rent is £70.00 annually, the service charge is £3,371.67 annually this includes external maintenance, gardens, window cleaning, building insurance, gas, electricity and water charges.

Council Tax Band

Council Tax Band A

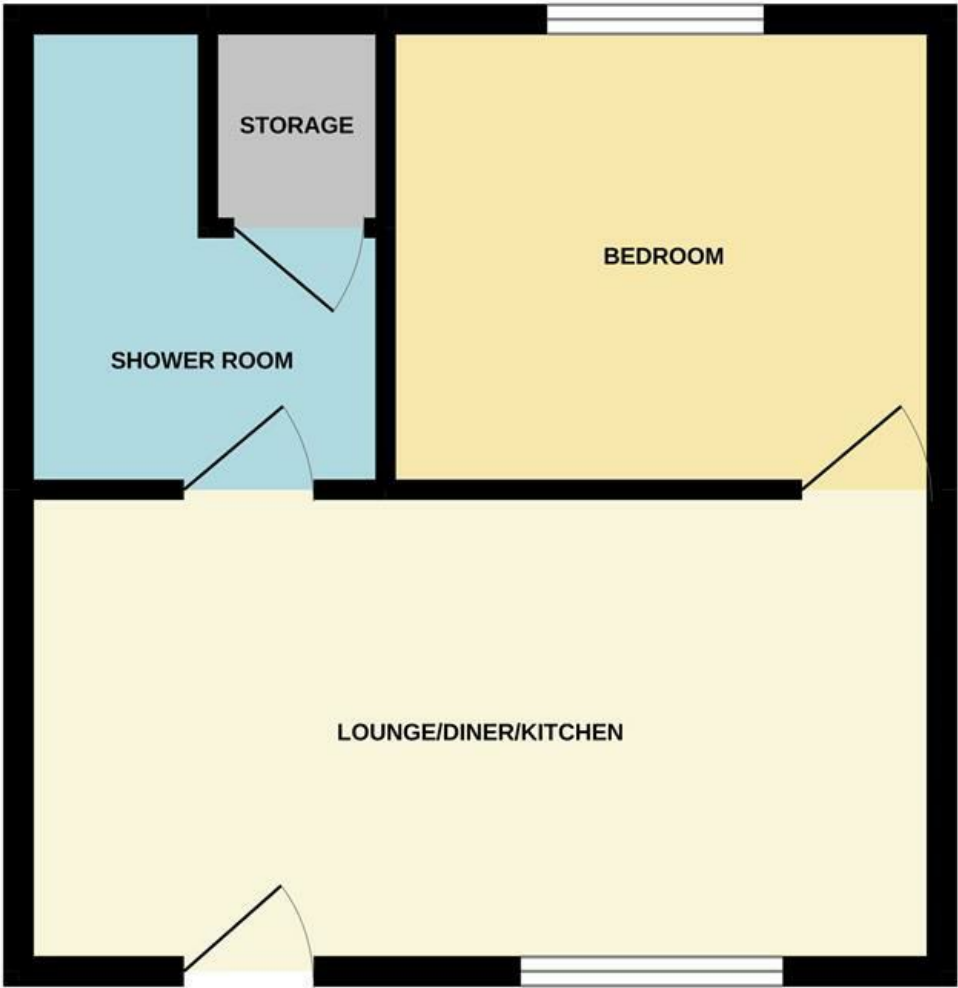
Purchaser should seek confirmation prior to completion





Floor Plan

GROUND 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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