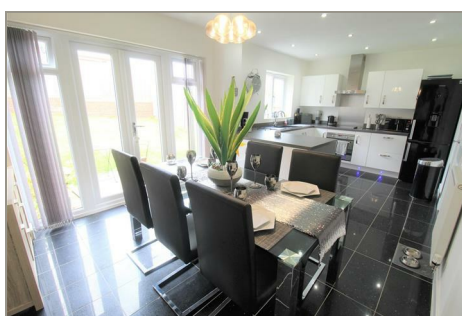




23 Fernilee Close

Brindley Village, Stoke-On-Trent, ST6 5DT

Ladies and gents, this is the moment you've waited for woah..... It's everything you ever want, it's everything you ever need and it's here right in front of you. This is where you wanna be! It's time to set up home at Fernilee Close, because once you see this stunning property there is definitely no where else you will want to be! Oozing style and sophistication throughout the accommodation on offer comprises lounge, modern kitchen/diner, utility room and downstairs cloakroom, four bedrooms, ensuite to the master bedroom and large family bathroom. Externally the property benefits from off road parking and a fully enclosed lawned rear garden. Located on the popular Brindley Village development close to local amenities and excellent links to the town centre. This really is the greatest show!!!! Make it yours today and call to book a viewing.

Offers over £245,000

23 Fernilee Close

Brindley Village, Stoke-On-Trent, ST6 5DT



- IMMAULATE DETACHED PROPERTY
- UTILITY ROOM & CLOAKROOM
- FAMILY BATHROOM
- POPULAR LOCATION
- SPACIOUS LOUNGE
- FOUR BEDROOMS
- OFF ROAD PARKING
- MODERN KITCHEN/DINER
- EN-SUITE TO THE MASTER
- FULLY ENCLOSED REAR GARDEN

GROUND FLOOR

Entrance Hall

15'10" x 3'8" (4.83 x 1.13)

The property has a double glazed entrance door to the front aspect. Under stairs storage cupboard. Radiator. Stairs leading to the first floor.

Cloakroom

4'8" x 3'1" (1.43 x 0.96)

A double glazed window overlooks the front aspect. Low level W.C and wash hand basin with tiled splashback. Radiator.

Lounge

15'0" x 11'2" (4.58 x 3.42)

A double glazed bay window overlooks the front aspect. Television point and two radiators.

Kitchen/Diner

20'2" x 10'1" (6.16 x 3.09)

A double glazed window overlooks the rear aspect coupled with double glazed patio doors. The kitchen is fitted with a range of wall and base storage units with inset Asterite sink unit and side drainer and coordinating work surface areas. Integrated electric oven and hob with cooker hood above. Space for fridge/freezer and table and

chairs. Tiled flooring and under cupboard lighting. Two radiators.

Utility Room

4'9" x 4'3" (1.46 x 1.30)

Space and plumbing for washing machine and tumble dryer. Extractor fan. Wall mounted central heating boiler. Radiator.

FIRST FLOOR

First Floor Landing

A double glazed window overlooks the side aspect. Loft access hatch. Airing cupboard.

Bedroom One

11'0" x 8'8" (3.37 x 2.65)

A double glazed window overlooks the rear aspect. Radiator.

En-Suite

6'11" x 4'7" (2.12 x 1.40)

Fitted with a suite comprising double shower unit, low level W.C and wash hand basin. Partly tiled walls, ceiling spot lights and extractor fan. Radiator.

Bedroom Two

11'8" x 7'11" (3.56 x 2.43)

A double glazed window overlooks the front aspect. Radiator.

Bedroom Three

10'3" x 4'8" (3.14 x 1.43)

A double glazed window overlooks the rear aspect. Fitted with a range of wardrobes. Radiator.

Bedroom Four

8'5" x 7'8" (2.57 x 2.35)

A double glazed window overlooks the front aspect. Radiator.

Bathroom

9'0" x 6'11" (2.75 x 2.13)

A double glazed window overlooks the side aspect. Fitted with a suite comprising bath with separate shower unit, low level W.C and wash hand basin. Partly tiled walls and radiator. Ceiling spotlights and extractor fan.

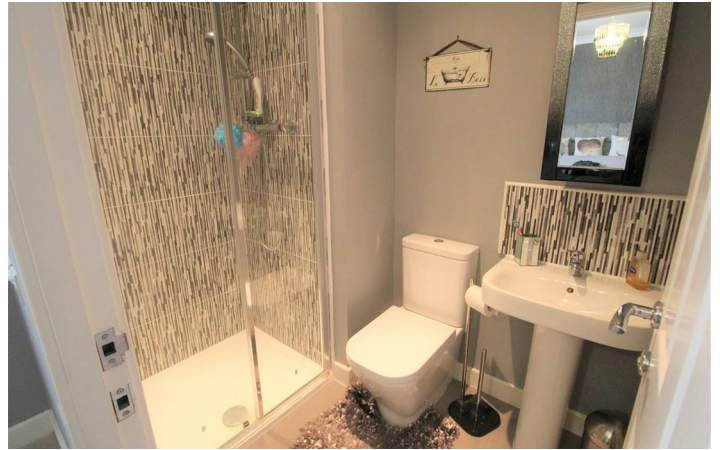
EXTERIOR

To the front there is a tarmac driveway leading down the side of the property, paved steps lead to the entrance door and flower bed borders. To the rear the garden is laid to lawn with a paved patio area, fully enclosed by fencing and side access gate.

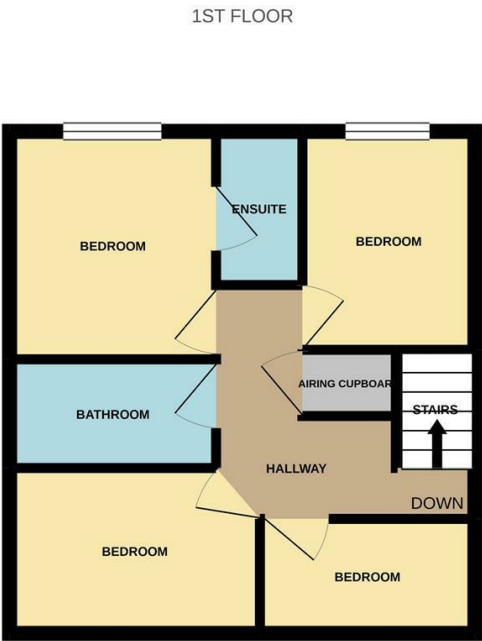
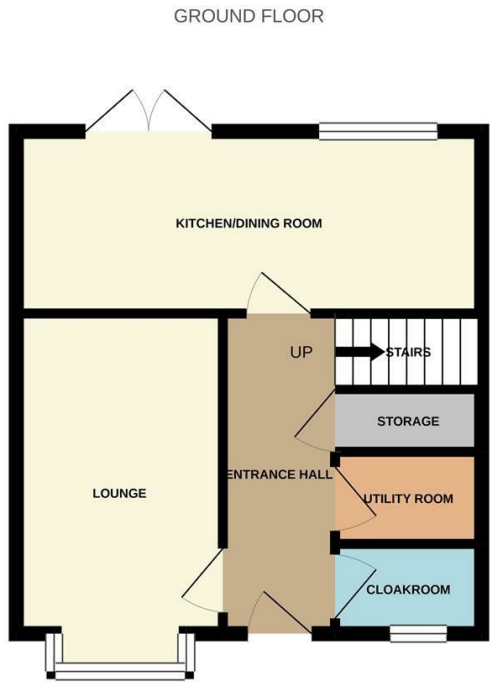
Council Tax Band

Council Tax Band

Purchaser should seek confirmation prior to completion



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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