

Shaw's
& Company Estate Agents Ltd

Newchapel Road

Kidsgrove, ST7 4SG

- SPACIOUS DORMER BUNGALOW
- REFURBISHED & RECENTLY UPDATED
- NO CHAIN
- MUST BE VIEWED TO APPRECIATE
- NEW WELL APPOINTED SPEC
- NEW KITCHEN INC APPLIANCES
- LOVELY NEW BATHROOM & SHOWER
- PLEASANT LOCATION

£205,000









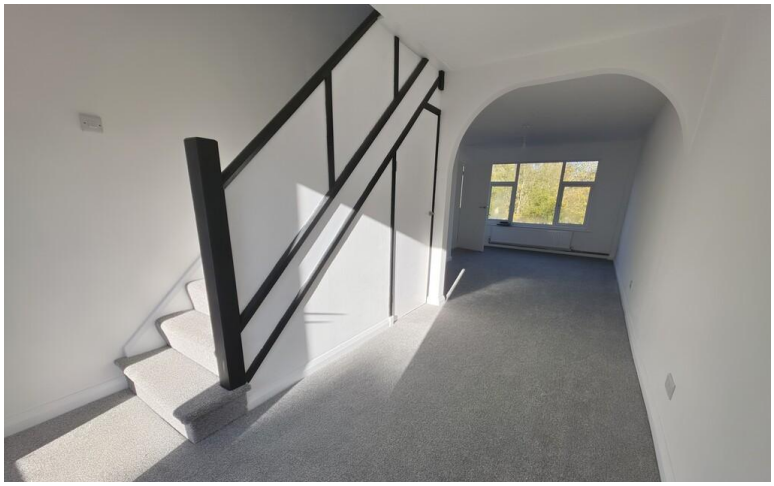


Property Description

INTRO

A beautifully presented spacious semi detached dormer bungalow refurbished & beautifully presented ideal for the discerning buyer which must be viewed to be fully appreciated; comprising a newly installed well appointed kitchen with appliances, a very spacious lounge/dining room, inner hall with storage, an updated new bathroom suite, a ground floor bedroom, on the first floor are two further bedrooms, storage to the eaves and a pleasant outlook to the front and rear. Externally a tarmac frontage, access to the side. A good sized landscaped rear garden garden area, teired with a pleasant outlook and view to the distance. UPVC double glazing gas central heating. Access to all amenities is easy with schools, shops and recreation areas close by. Good road links lead to Kidsgrove, Stoke on Trent towns, Congleton & Newcastle. No cahin. Viewing essential. (draft details subject to approval)









DIRECTIONS
Please follow Sat Nav with postcode ST7 4SG. Follow Mount Road, straight over in to Newchapel Road and the property can be found on the left hand side, as identified by our for sale sign.

ENTRANCE HALL
Entered through a UPVC door with glazed side panel. Updated electric consumer unit.

KITCHEN
10' 3 max" x 7' 5" (3.12m x 2.26m)
Two windows to the side elevation. Newly installed kitchen comprising of: base and wall units, sink unit, fitted hot water tap, work surface. Integrated oven and induction hob with extractor over. Laminate flooring, vertical radiator.

LOUNGE/DINER
28' 3" x 10' 10" (8.61m x 3.3m)
A generous sized room with a window to the front elevation, patio doors to the rear. Staircase to the first floor, radiator. Door to:

INNER HALLWAY
Store cupboard off.

GROUND FLOOR BEDROOM
9' 2" x 8' 10" (2.79m x 2.69m)
Window to the rear elevation, radiator.

GROUND FLOOR SHOWER ROOM
Window to the side elevation. Newly installed suite comprising: enclosed shower cubicle, low level W.C, wash hand basin.

FIRST FLOOR LANDING
Doors to:

BEDROOM ONE
13' 1" x 9' 2" (3.99m x 2.79m)
Window to the front elevation. Store cupboard to the eaves, radiator.

BEDROOM TWO
13' x 5' 11" (3.96m x 1.8m)
Window to the front elevation. Store cupboard to the eaves, radiator.

EXTERNALLY









FRONTAGE
A tarmac drive provides off road parking. A pathway leads alongside the property to:

REAR
A good sized landscaped garden offering a good degree of privacy. A large patio leads to a tired garden area with elevated views.

VIEWING ARRANGEMENTS
Strictly by appointment with the selling agents Shaw's & Company Estate Agents Ltd Telephone 01782 787840 or you can email enquiries@shawsandco.co.uk

FIXTURES AND FITTINGS
NOTE The Agent has not tested any equipment, fittings or services and cannot verify that they are in working order. All items normally designated as fixtures and fittings are excluded from the sale unless otherwise stated. The Agent would also point out that the photographs are taken with a non standard lens. These particulars are set out as a guide and do not form part of a contract, neither has the agent checked the legal documents, purchasers/tenants should confirm the postcode for themselves. All room sizes are approximate at the time of inspection.

Please note, all of our client's properties are sold on a 'SOLD AS SEEN' basis - Unless otherwise stated.

MORTGAGES
If you are seeking a mortgage for a property or require independent financial advice, we can provide a free quotation, please Telephone 01782 787840.

VALUATION
Do you have a property to sell? if so Shaw's & Company Estate Agents Ltd can offer a free valuation and offer No Sale No Fee terms (subject to agency agreement) and advise on the method of sale to suit your requirements. Your property will marketed using the latest methods and internet advertising on multiple internet web sites including Rightmove.co.uk and Zoopla.co.uk. We are open daily, please call us on 01782 787840 .

LOCAL AUTHORITY
Newcastle Borough Council.

COUNCIL TAX BAND B

EPC RATING (PDF available online)
Current: Potential:



























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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements