



Belmont Langford Street
Leek



Estate Agents. Valuers. Auctioneers. Chartered Surveyors
Part of the Bagshaws Partnership

Belmont Langford Street

Leek
Staffordshire
ST13 8AY

- * A deceptively spacious three bedroom end town-house ideally situated to the West End of town presented to a good standard throughout and boasting gardens to front and rear aspect.
- * The property is located in a convenient location for the town centre and other nearby amenities and boasts a detached garage to the rear providing off street parking.
- * In brief the accommodation comprises: Entrance Hall, W.c, Living Room and Kitchen / Dining Room to the ground floor. Landing Area, Three Bedrooms and Bathroom to the first floor.
- * Externally the property boasts gardens to front and rear aspects further befitting from Upvc double glazing and gas fired central heating throughout.
- * Being in the catchment for the Westwood Schools, internal inspection is a must to fully appreciate the size and location on offer.



Offers Over £210,000



3



1



1



E



acre(s)



Leek - 01538 383344



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General Information

Entrance Hall

Feature tiled floor. Stairs off.

W.c

W.c. Radiator.

Living Room

Bay window. Radiator. Fire place.

Kitchen / Dining Room

Wall and base units. Inset sink unit with drainer area, rinsing bowl and mixer tap. Electric hob and oven with extractor unit above. Spotlights. Door to rear garden and garage. Integrated fridge, freezer, dishwasher and washing machine. Radiator.

Landing Area

Loft access.

Bedroom

Radiator. Bay window.

Bedroom

Radiator.

Bedroom

Radiator.

Bathroom

Bath with shower over. W.c. Wash basin with storage unit below. Tiled walls. Heated chrome towel rail.

Outside

Externally the property boasts gardens to front and rear aspects and a detached garage to the rear providing off street parking.





GROUND FLOOR
APPROX. FLOOR
AREA 391 SQ.FT.
(36.3 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 381 SQ.FT.
(35.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 772 SQ.FT. (71.7 SQ.M.)

For information best has been made to ensure the accuracy of the floor plan contained here, measurements

Agents Notes

Bury & Hilton have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bury & Hilton and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on information available at the time of printing.



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