



Strangman Street

Leek



Part of Bagshaws LLP

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

98 Strangman Street

Leek

Staffs, ST13 5EF

- This three bedroom mid-terraced property is situated in a highly convenient position just on the outskirts of the town centre offering easy access to shops, schools and amenities.
- The property offers accommodation over three floors that will appeal to both landlords and first time buyers.
- The property benefits from double glazing and gas fired central heating and briefly comprises: Living Room and Kitchen to the ground floor. Landing Area, Bedroom and Bathroom to the first floor. Two Bedrooms are located on the top floor.
- Shared rear yard.
- Offers For Sale with No Upward Chain involved.



Offers in the region of: £115,000



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Leek Office - 01538 383344



info@buryandhilton.co.uk

**BURY &
HILTON**
EST. 1878



Accommodation

Entrance hall

Stairs off

Living Room 12'5 x 11'8 (3.78m x 3.56m)

Radiator. Fire place.

Kitchen 9' x 6'6 (2.74m x 1.98m)

Wall and base units. Sink unit with drainer, rinse bowl and mixer tap. Gas hob. Electric oven. Wall mounted boiler. Rear door. Radiator.

Landing area

Radiator. Stairs off

Bedroom 10'5 x 9'4 (3.18m x 2.84m)

Radiator.

Bathroom

Bath with shower over. W.c. Wash basin. Radiator.

Second Floor

Bedroom 13' x 11'9 (3.96m x 3.58m)

Radiator.

Bedroom 12'7 x 12'1 (3.84m x 3.68m)

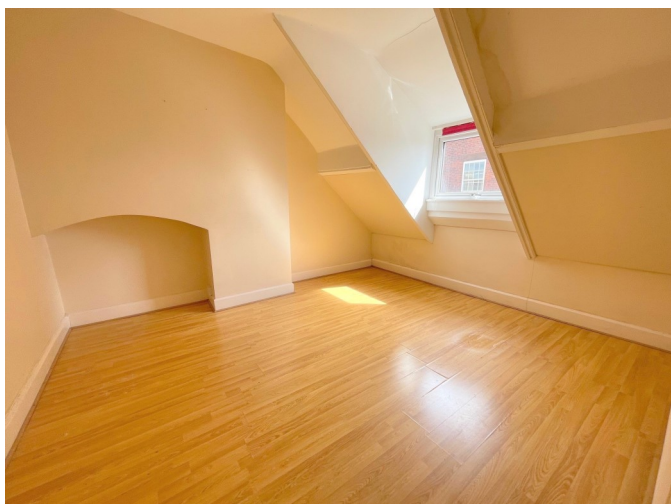
Radiator.

Outside

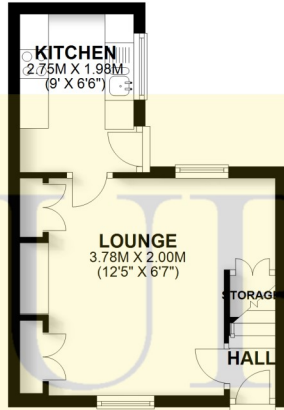
Shared rear yard area.

Viewing

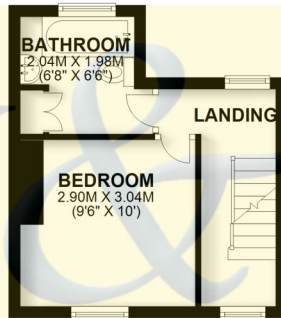
Strictly by appointment only through the selling agents Bury & Hilton at the Leek Office 01538 383344.



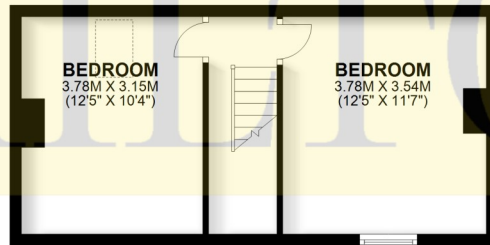
GROUND FLOOR
APPROX. 22.4 SQ. METRES (241.4 SQ. FEET)



FIRST FLOOR
APPROX. 19.3 SQ. METRES (207.5 SQ. FEET)



SECOND FLOOR
APPROX. 30.5 SQ. METRES (328.7 SQ. FEET)



TOTAL AREA: APPROX. 72.2 SQ. METRES (777.6 SQ. FEET)

Plan produced by www.firstpropertyservices.co.uk. We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.
Plan produced using PlanUp.

Agents Note;

Bagshaws LLP have made every reasonable effort to ensure these details offer an accurate and fair description of the property but give notice that all measurements, distances and areas referred to are approximate and based on information available at the time of printing. These details are for guidance only and do not constitute part of the contract for sale. Bagshaws LLP and their employees are not authorised to give any warranties or representations in relation to the sale.



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