



72 Beggars Lane
Leek



Part of the Bagshaws Partnership

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

72 Beggars Lane

Leek
Staffordshire
ST13 8JR

**** IN NEED OF COMPLETE RENOVATION BUT WITH HUGE POTENTIAL ****

- * Four bedroom detached house on a generous sized corner plot.
- * Located in a popular residential area in the west-end of town.
- * In need of complete renovation, this property has so much potential.
- * Planning permission has been granted for single storey extensions to front and rear aspect on 23/12/2024, Application Number SMD/2024/0482.

**** The property is offered For Sale with No Upward Chain ****



Asking Price £180,000



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Leek - 01538 383344



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General Information

Entrance Porch

Entrance Hall

Kitchen 12'9" x 8'4" (3.89m x 2.54m)

Living Room 14'3" x 13'0" (4.34m x 3.96m)

Landing Area

Bedroom 13'3" x 8'4" (4.04m x 2.54m)

Bedroom 15'0" x 7'3" (4.57m x 2.21m)

Bedroom 10'9" x 7'3" (3.28m x 2.21m)

Bathroom 5'10" x 5'7" (1.78m x 1.70m)

Shower Room 7'6" x 2'6" (2.29m x 0.76m)

Bedroom 14'4" x 9'7" (4.37m x 2.92m)

Outside

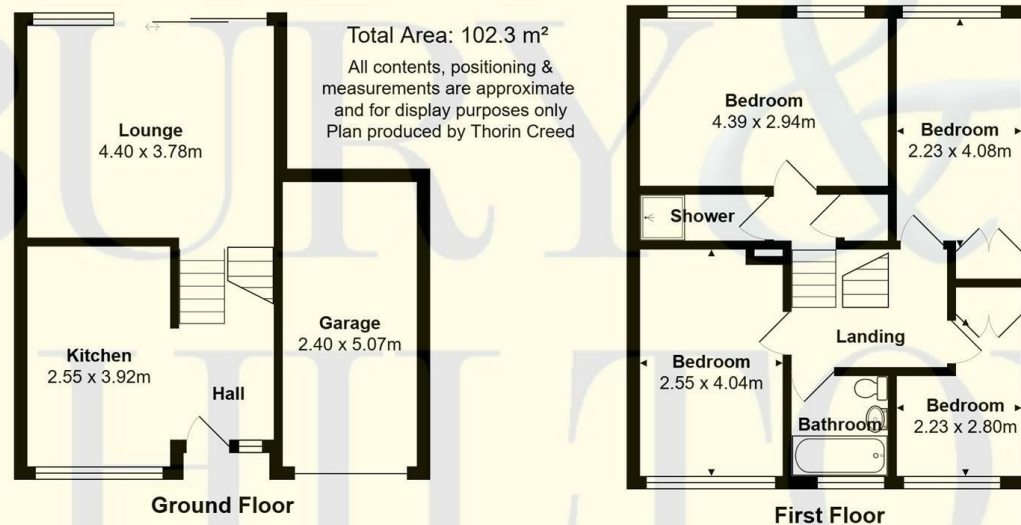
There is a driveway and garage to the front of the property, and to the side and rear there is a good-sized garden.

Fixtures and Fittings

Only those fixtures and fittings referred to in the sale particulars are included in the purchase price. Bury & Hilton have not tested any equipment, fixtures, fittings or services and no guarantee is given that they are in good working order.

Tenure and Possession

The property is sold freehold with vacant possession granted upon completion.



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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