



Seafields Off Post Lane  
Stoke-On-Trent



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



# Seafields Off Post Lane Stoke-On-Trent Staffordshire, ST9 9DT



\* This very well presented three bedroom semi-detached property is located in a very popular and well established residential area at Endon.

\* The property is situated in a quiet cul-de-sac location and occupies a generous sized plot with ample off street parking and a large rear garden area laid mainly to lawn with decked sitting area.

\* The accommodation briefly comprises: Entrance Porch, Entrance Hall, Open-plan Living Room /

**Per Calendar Month**  
**£1,150 Per Calendar Month**

**Staffordshire - 01538 383344**

**leek@buryandhilton.co.uk**

## Entrance Porch

Radiator. Access to:

## Entrance Hall

Radiator. Stairs off.

## Living Room / Dining / Kitchen Area

23'9 x 18'11

Wall and base units. Stainless steel sink unit with drainer, rinsing bowl and mixer tap. Gas hob, electric oven and extractor unit above. Sliding doors to rear. Spotlights. Integrated dishwasher. Understairs storage. Radiator x 2.

## Utility Room

12'3 x 5'3

Range of storage units. Plumbing point. Radiator. Spotlights.

## W.c

W.c. Wash basin with storage unit below. Radiator.

## Landing Area

Access to:

## Bedroom

12'7 x 9'9

Radiator.

## Bedroom

11'1 x 8'11

Radiator.

## Bedroom

6' x 6'7

Radiator.

## 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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>83</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>64</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



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