



70 West Street
Leek



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

70 West Street

Leek

Staffordshire, ST13 8AG



1



1



1



D



acre(s)

**Offers Over
£100,000**

Livingroom/kitchen

Laminate flooring. Electric fire. Radiator x 2. Range of wall and base units. Ceramic sink unit with drainer and mixer tap. Stairs off. Electric hob. Electric cooker.

Landing area

Access to:

Bedroom

Radiator.

Bathroom

Bath with shower over. W.c. Wash basin. Radiator. Airing cupboard housing central heating boiler.

Agentsnotes

EPC Rating: E

Council tax band : A

We understand the property is freehold

Viewing

By prior appointment through the Agents.

Pleasenote



Leek - 01538 383344



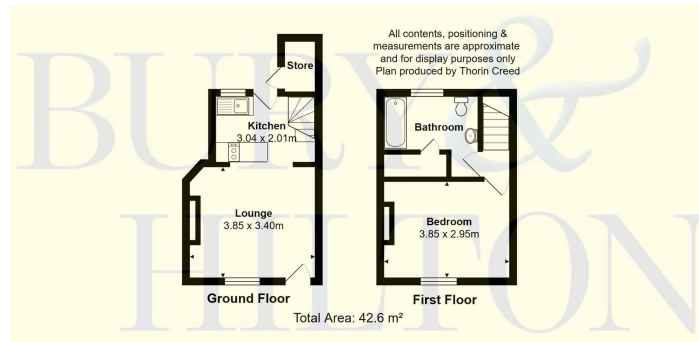
leek@buryandhilton.co.uk





Accommodation

The agent has not tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purpose, neither has the agent checked the legal documents to verify the freehold/leasehold status of the property. The buyer is advised to obtain verification from their Solicitor or Surveyor.



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

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.



6 Market Street, Leek, Staffordshire, ST13 6HZ

T: 01538 383344

E: leek@buryandhilton.co.uk

www.buryandhilton.co.uk

Part of the Bagshaws Partnership

Offices in:

Ashbourne	01335 342201
Bakewell	01629 812777
Buxton	01298 27524
Leek	01538 383344
Uttoxeter	01889 562811

arla | propertymark

