

5 Parkway, Dairyfields, Trentham, Stoke-On-Trent, Staffordshire, ST4 8AJ

FOLLOWWELLS



- Traditional Three Bedroom Semi-Detached House
- Much Sought After Location
- Immaculately Maintained
- Single Storey Extension to Rear
- Off Road Parking and Single Garage
- No Upward Chain

3 

1 

2 

Offers in Excess of

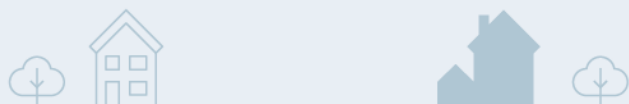
£290,000

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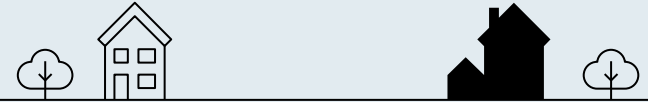
A pretty and very well presented traditional three bedroom semi-detached house in the highly regarded residential location of the Dairyfields at Trentham.

This fantastic location is within walking distance of the Trentham Gardens Estate and Shopping Village as well as being extremely convenient for transport links via the A50/A500/A34/M6 and Stoke Train Station which is within a ten minute drive.

The house is approached over a tarmac driveway providing ample off road parking leading to a single garage. The front gardens are beautifully presented and there is a compact low maintenance garden to the rear which has been hard landscaped.

The house has a single storey extension to the rear creating a larger principal reception room and kitchen, this in turn leads through to a conservatory at the back of the house with access to a utility room and the garage. To the first floor are three well proportioned bedrooms served by a family bathroom.





Trentham is located south of Newcastle under Lyme which offers a variety of specialist and high street stores, whilst approximately five miles to the south is the canal town of Stone known for its food festival, farmers market and selection of restaurants. For those who enjoy the great outdoors there are some very picturesque nearby walks either around Trentham Lake or through Hanchurch Hills.

Please note that Parkway is an unadopted road. We are advised that there is a Parkway/Fieldway road repair fund managed by the residents. The owner of this property currently pays £150/year.

The property is offered with no upward chain.



IMPORTANT INFORMATION

All Mains Services Connected

Gas Central Heating

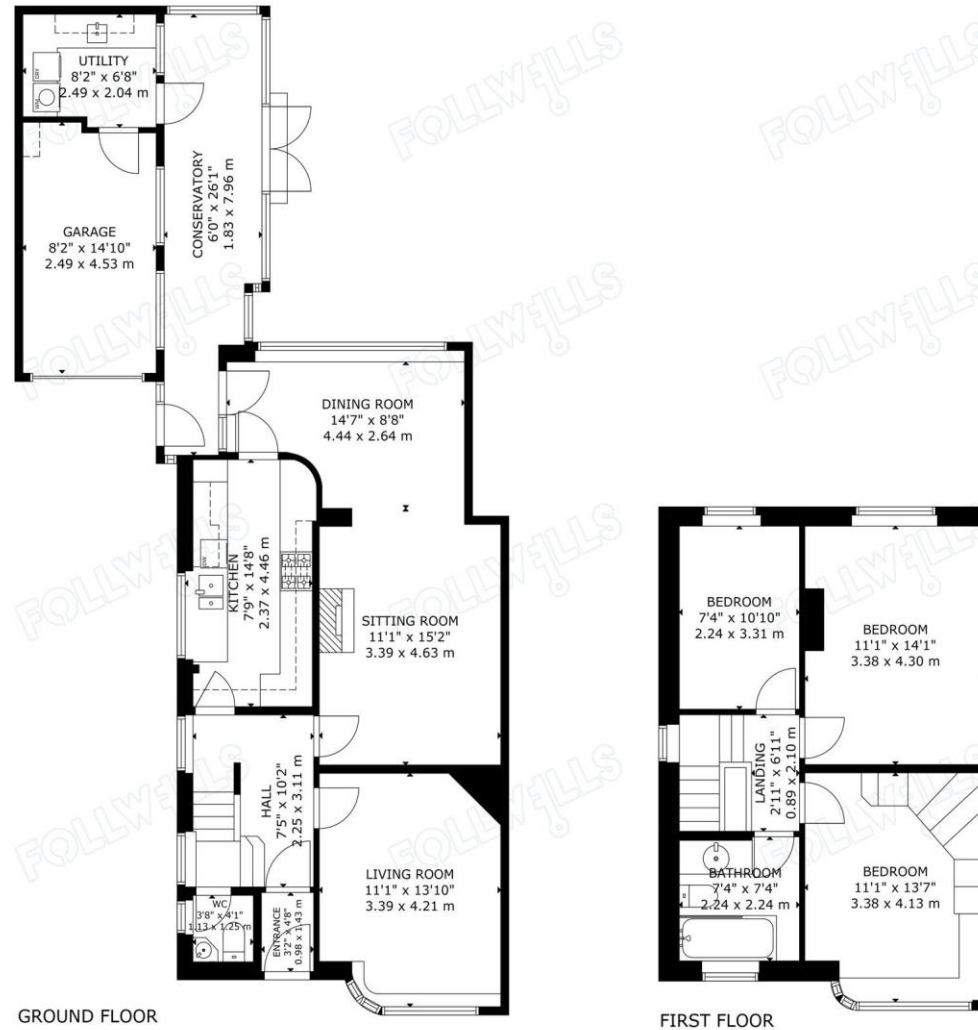
Tenure Freehold

Council Tax Band 'D'

EPC Rating 'C'

1. None of the services, built in appliances, or where applicable, central heating has been tested by Follwells, and we are unable to comment on serviceability.
2. All dimensions given are approximate.
3. These particulars do not constitute, nor constitute any part of, an offer or a contract.
4. All statements contained in these particulars as to the property are made without responsibility on the part of Follwells or the Vendor.
5. None of the statements contained in these particulars as to the property are to be relied on as statements or representation of fact.
6. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars.
7. The vendor does not make or give, and neither Follwells nor any person in their employment has any authority to make or give, any representation or warranty whatever, in relation to this property.

FLOORPLAN



GROSS INTERNAL AREA
 TOTAL: 129 m²/1,388 sq ft
 GROUND FLOOR: 81 m²/873 sq ft, FIRST FLOOR: 48 m²/515 sq ft
 EXCLUDED AREA: GARAGE: 11 m²/118 sq ft
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

