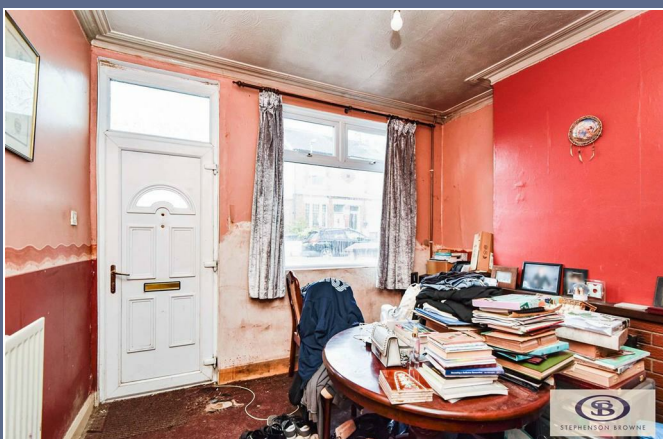




Grosvenor Avenue Oakhill



Offers In The Region Of £88,500



56 Merial Street
Newcastle under Lyme
ST5 2AW
01782 625734



43 Grosvenor Avenue
Oakhill
ST4 5BQ

IDEAL INVESTMENT OPPORTUNITY!

This traditional mid terrace property, is the ideal investment or refurbishment project.

In need of some modernisation, the property offers spacious proportions throughout with two reception rooms, an external courtyard, two double bedrooms, and a large first floor bathroom suite.

The property has excellent potential as a rental investment or long term home and sits a great location that is on in close proximity to the Royal Stoke hospital, town centre and with excellent links to local public transport, the A500 and M6.

Tenure: Freehold

Council Tax Band: A

Offers In The Region Of £88,500



Ground Floor

Dining Room 11'7" x 10'4" (3.55 x 3.15)

Lounge 11'8" x 11'5" (3.56 x 3.48)

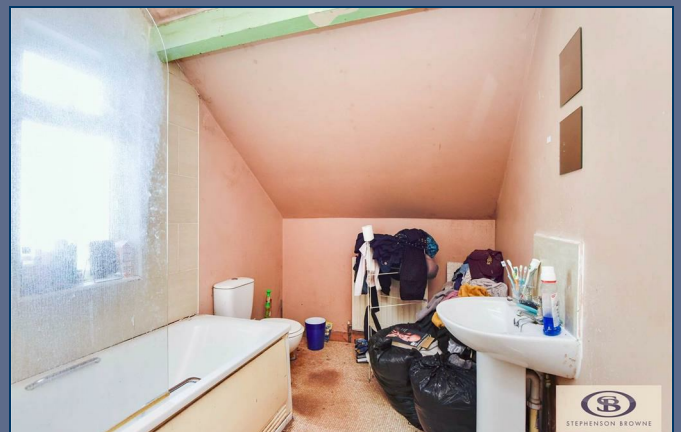
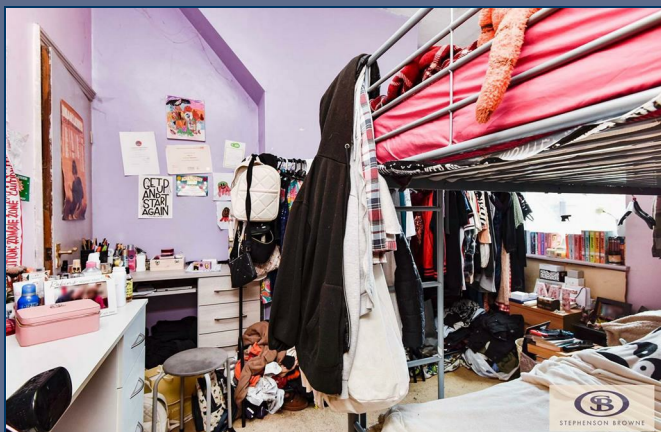
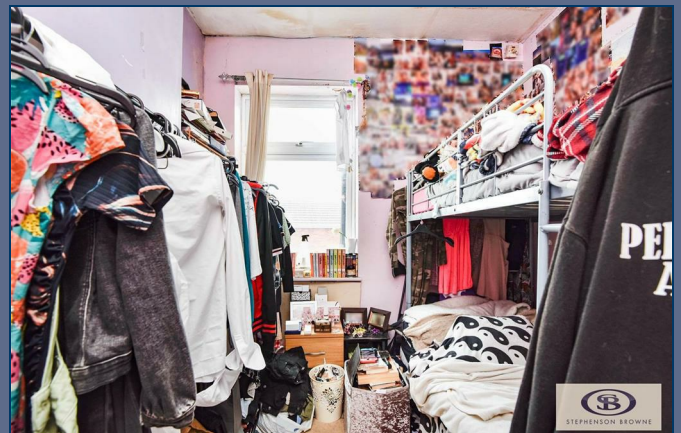
Kitchen 10'5" x 6'6" (3.20 x 2.00)

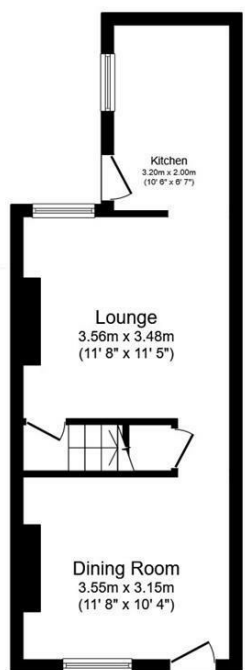
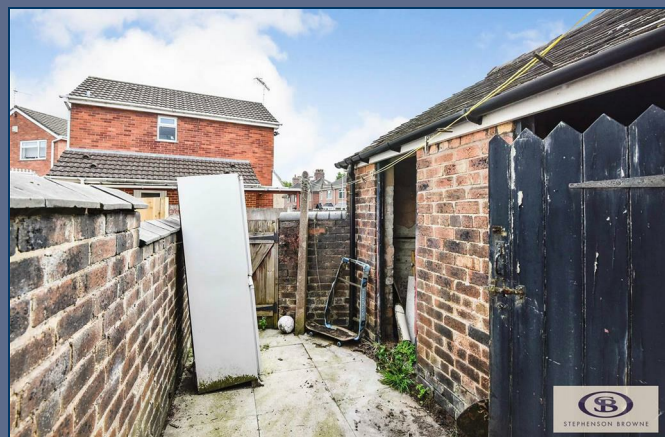
First Floor

Bedroom One 11'7" x 10'2" (3.54 x 3.11)

Bedroom Two 10'11" x 8'8" (3.33 x 2.66)

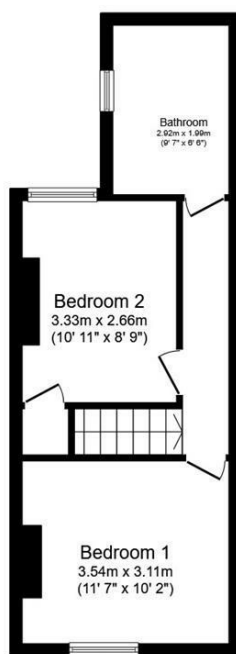
Bathroom 9'6" x 6'6" (2.92 x 1.99)





Ground Floor

Floor area 33.8 m² (363 sq.ft.) approx



First Floor

Floor area 33.2 m² (357 sq.ft.) approx

Total floor area 67.0 m² (721 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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NOT TO SCALE These floor plans are given as a guide only. Full completed measurements and details should be verified by any intending purchasers legal representative.

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