



**31 Ashfields New Road**

ST5 2DH

**Asking Price £110,000**



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STEPHENSON BROWNE



Welcome to this three-bedroom mid-terrace property located on Ashfields New Road in the heart of Newcastle-under-Lyme. Offering two reception rooms, a kitchen, bathroom, and a decent-sized rear garden, this house provides plenty of space and potential. The garden is fully slabbed for low maintenance and includes a useful shed positioned behind the bathroom. Parking is available on street.

The property requires full modernization, making it an excellent opportunity for investors, developers, or buy-to-let landlords. Its location is highly convenient, within easy reach of the town centre, the university, local schools, and strong transport links, ensuring consistent rental demand and long-term value.

For those willing to take on a project, this home offers the chance to add significant value and create a space tailored to your needs or a solid investment property in a sought-after area.

Council Tax Band- A  
Council- Newcastle-Under-Lyme  
Tenure- Freehold





**Ground Floor**

**Living Room**

10'7" x 11'11"

**Reception Room**

10'0" x 11'10"

**Kitchen**

9'11" x 7'11"

**Bathroom**

5'6" x 10'7"

**Outbuilding/Shed**

**First Floor**

**Bedroom One**

11'10" x 15'4"

**Storage Cupboard**

2'7" x 2'8"

**Bedroom Two**

12'0" x 9'3"

**Bedroom Three**

12'4" x 8'3"

**Stephenson Browne AML Disclosure**

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction . This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

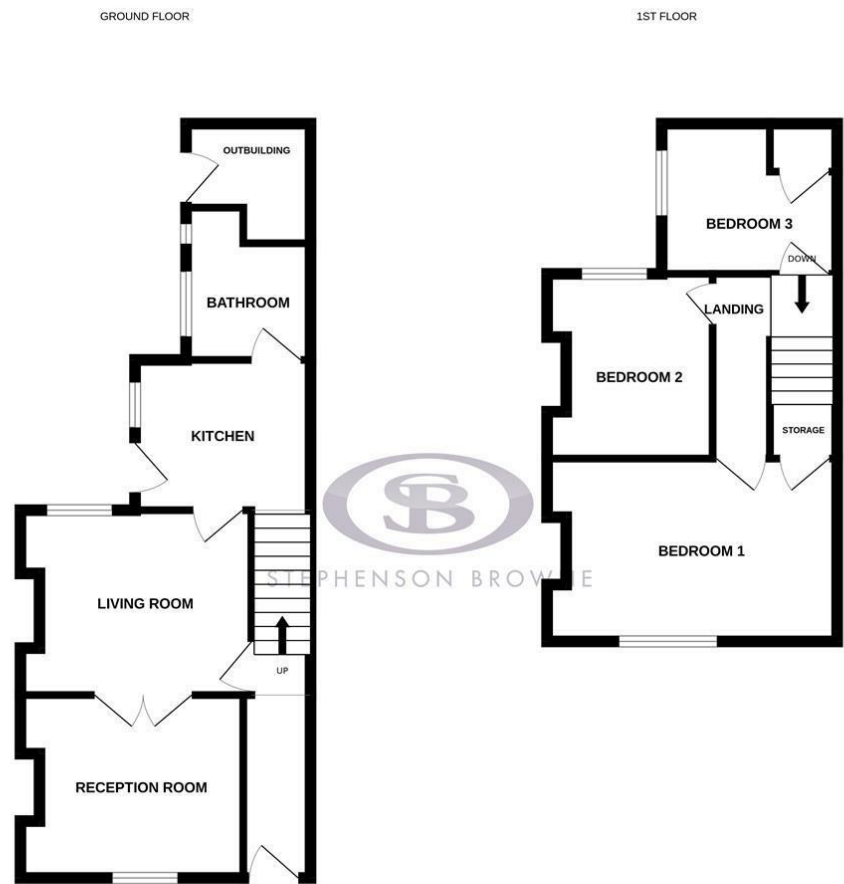




- Three well-sized bedrooms
- Two reception rooms for flexible living
- Functional kitchen and bathroom
- Fully slabbed, rear garden
- Excellent potential for refurbishment
- Strong buy-to-let or investment opportunity
- On-street parking available
- Full modernization required – ideal project property

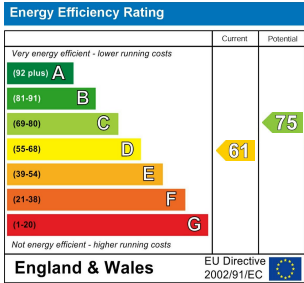


Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given to their operability or efficiency can be given.  
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Area Map



Viewing

Please contact our Newcastle Office on 01782 625734 if you wish to arrange a viewing appointment or require further information.

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