



25 Surrey Road

ST7 4AR

Offers Over £130,000



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STEPHENSON BROWNE

A three bedroom semi-detached home requiring modernisation, offered for sale with no onward chain! An excellent opportunity for any investors, developers or first time buyers to purchase a family home as a renovation project!

An entrance hall leads to a spacious lounge/diner and a sizeable kitchen, whilst to the first floor are three bedrooms and a family bathroom with a separate W/C. There are lawned gardens with mature border shrubs to the front and rear, with the potential to create off-road parking (subject to planning permission).

Situated on Surrey Road, the property is ideally placed for a number of schools including Dove Bank Primary School (accessed quite literally opposite the property on Rutland Road!) and The Kidsgrove Secondary School, which is also nearby. Commuting links such as the A34, A500 and M6 are also within close proximity.

A superb family home with bags of potential and offered for sale with no onward chain! Please call Stephenson Browne to arrange your viewing.



Entrance Hall

Lounge

13'1" x 11'11"

Opening into;

Dining Area

9'10" x 7'11"

Kitchen

11'3" x 7'9"

Landing

Bedroom One

11'11" x 11'2"

Bedroom Two

14'1" x 8'0"

Bedroom Three

10'2" x 8'10"

Bathroom

7'11" x 7'3"

Maximum measurements

Separate W/C

Outside

To the front of the property is a lawned garden with a border hedge, with the potential for off road parking (subject to planning permission), whilst the rear garden is mainly laid to lawn and backs onto a green space to the rear.

Council Tax Band

The council tax band for this property is A.

NB: Tenure

We have been advised that the property tenure is FREEHOLD, we would advise any potential purchasers to confirm this with a conveyancer prior to exchange of contracts.

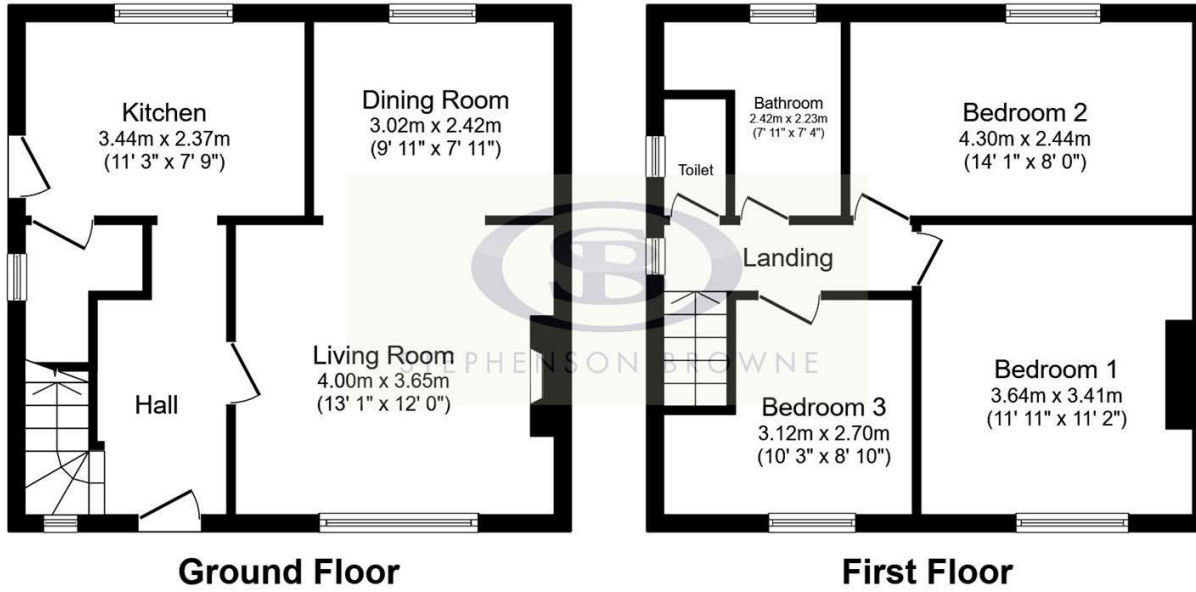
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Floor Plan



Total floor area 81.9 m² (882 sq.ft.) approx

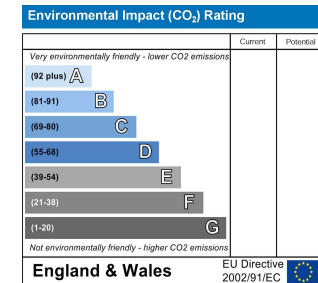
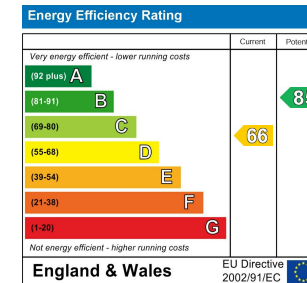
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability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

Viewing

Please contact our Alsager Office on 01270 883130 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



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