

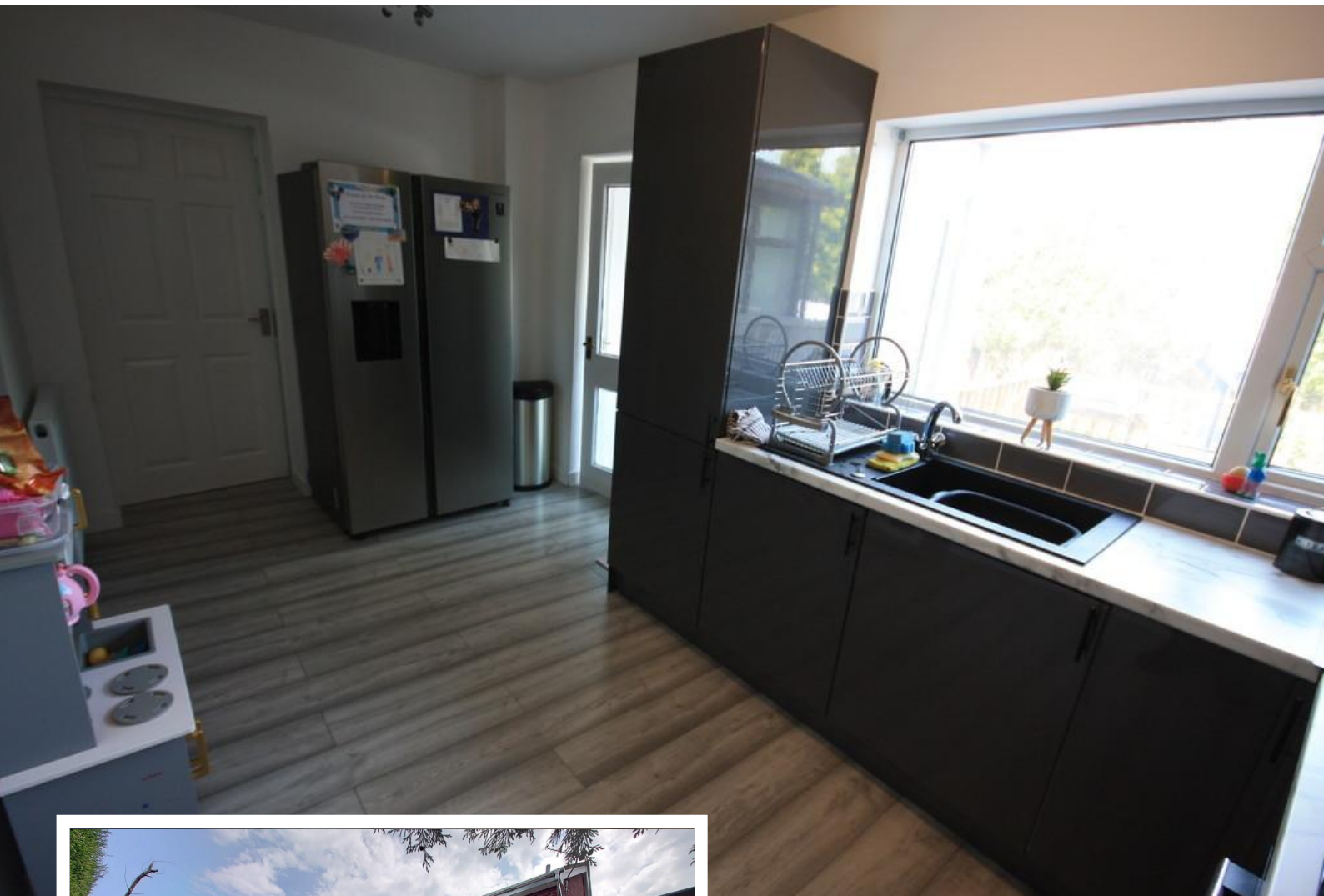


Peckforton View
Kidsgrove, ST7 4TA

- SEMI DETACHED HOUSE
- NO CHAIN
- GOOD SIZED ACCOMODATION
- PORCH, LOUNGE, KITCHEN/DINING ROOM
- OFFICE/GAMES ROOM
- THREE BEDROOMS, BATHROOM
- UPVC D/G, GAS C/H
- CONVENIENT LOCATION

£170,000





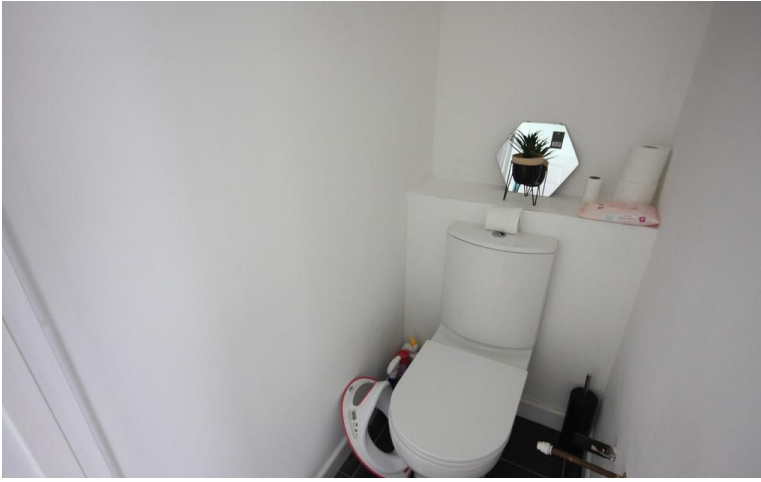
Property Description

INTRO

Shaw's & Co are delighted to offer For Sale a spacious extended semi detached house with no chain, comprising, entrance porch, spacious lounge, updated kitchen/dining room, dining room/games room, cloaks/w.c utility, attached garage, three bedrooms, a white family bathroom. Externally a landscaped front garden, driveway, a rear garden area with decking. UPVC double glazing & gas central heating. The property is located within a pleasant cul de sac yet within easy access to all amenities, countryside, Bathpool Park and good road links to the A500/A34 Viewing essential without delay. (draft details subject to approval)

DIRECTIONS

Please follow Sat Nav with postcode ST7 4TA. From Kidsgrove town centre, proceed along Kidsgrove Bank, turn right in to Stone Bank Road. Turn left in to Peckforton View. The property can be found on the left hand side as identified by our for sale sign.



ENTRANCE PORCH

Entered through a UPVC door. Tiled floor.

LOUNGE

15' 1" x 14' 4" (4.6m x 4.37m) MAX

Bow window to the front elevation. Coving to the ceiling.

Stairs to the first floor. Radiator. Door to;

KITCHEN/DINER

15' 1" x 8' 3" (4.6m x 2.51m)

Window to the rear elevation. A range of updated wall and base units, single drainer sink unit, worksurfaces. Built in electric oven and hob with extractor over. Splash back tiling. A walk in Understairs store area.



REAR PORCH

Glazed door to the garden. Window to the rear.

DINING ROOM/GAMES ROOM

9' 3" x 8' 9" (2.82m x 2.67m)

Window to the rear elevation. Radiator. Door to:

ATTACHED GARAGE

15' 3" x 7' 6" (4.65m x 2.29m)

Electric up and over door. Radiator.

FIRST FLOOR LANDING

Access to the loft. Doors to:



BEDROOM ONE

12' 2" x 8' 11" (3.71m x 2.72m)

Window to the front elevation. Radiator.

BEDROOM TWO

10' 5" x 8' 9 MAX" (3.18m x 2.67m)

Window to the rear elevation. Store cupboard. Radiator.

BEDROOM THREE

6' 5" x 5' 11" (1.96m x 1.8m)

Window to the front elevation. Radiator.



BATHROOM

Window to the rear elevation. A white suite comprising: A paneled bath with over bath shower, low level W.C, wash hand basin. Splash back tiling. Chrome towel radiator.

EXTERNALLY

FRONT

Laid to lawn. Driveway provides off road parking.

REAR

A tiered garden area and a patio area.





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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements