



## Cardwell Street, Northwood, Stoke-on-Trent

OIRO £130,000



Freehold | EPC rating: C

- No Chain Sale
- Prime Investment Property
- Popular Area

- Perfect First Home
- Two Double Bedrooms
- Convenient Location

# BELVOIR!

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## Description

**\*\*NO CHAIN SALE\*\*** Calling all first-time buyers and investors. We have the perfect property for you! **TAKE A LOOK** at this **two double bedroom** property in Northwood. Close to **three primary schools** for younger children, **multiple allotments** for the self-sufficient amongst us and **convenient for Hanley town** centre too.

At ground level you'll find a pleasant front garden, access porch, **good sized lounge**, a well-appointed kitchen, a hallway/utility with **ample storage**, stairs to the first floor and a courtyard **rear garden** with a **brick outbuilding**. To the first floor there's two double bedrooms and a family bathroom.

Gas central heating, radiators and UPVC double glazed windows throughout.

Why not take a look at the property via our 360 Virtual tour then call for an in person viewing.

**Tenure:** Freehold, **Council Tax Band:** A, **EPC Rating:** C

## Photographs





# Rooms

## Front Garden

Approach the property via a slab footpath and front garden laid to lawn.

## Porch - 0.87 x 1.34m

Enter the building via the beautifully presented brick-built porch with part glazed UPVC door. Providing the perfect spot to remove wet coats and shoes before moving on through into the main building.

## Lounge - 4.34 x 5.39m

In the lounge you'll find a full width brightly lit room with ample room for a variety of furniture options and room layouts. A feature wall and fireplace finish the room with carpet underfoot.

## Hallway/Utility - 2.75 x 2.94m

This versatile space is so very useful with cupboards and openings for storing everything from coats, shoes and small appliances. Alternatively, why not use it as a utility room using the space for larger appliances or even with a few adaptations create a dining room (subject to planning and building regulations approvals). With a part glazed UPVC door leading to the rear garden, stairs to the first floor and a wipe clean laminate flooring underfoot.

## Kitchen - 3.16 x 2.27m

Into the kitchen now comprising a range of base units with work surfaces over, a dual basin sink and drainer and a fitted extractor hood. There is space for under the counter appliances and room on the walls for additional units if desired, but the real bonus here has to be the cupboard/pantry. If you need more storage and don't want it on the walls you could use the space for storage. Alternatively, there may be room here for some appliances, the possibilities are endless.

## Stairs and landing - 1.76 x 0.78m

White painted walls and carpeted stairs lead to the upper floor, brightly lit by the window to the rear aspect. There's yet more useful storage in the form of the Airing cupboard off the landing. Perfect for towels and bedding while also housing the Baxi central heating boiler.

## Bathroom - 2.72 x 1.72m

Into the bathroom with a white three-piece suite including a bath, with a mixer tap, shower attachment and shower curtain over, a pedestal hand basin and a dual flush toilet. White tiles finish the walls keeping the room clean and bright and slate tile flooring finishes the room.

## Bedroom 1 - 5.31 x 2.77m

To the front of the property now in the master bedroom where there's more than enough space for a king-size bed, bedside tables, wardrobes and drawers. Neutral painted decoration and light wood effect laminate flooring finish the room.

## Bedroom 2 - 3.80 x 2.61m

No less of a master bedroom if you are a larger family where the children need the bigger room. Still easily big enough for a double bed and benefitting from a built-in wardrobe leaving ample room for bedside tables and drawers.

## Rear Garden

Back outside now to the rear of the property you'll find a low maintenance garden comprising slab and paved hard standings and decking. Timber fences and a brick wall around the garden with a timber gate to the rear. If any more storage could possibly be needed there's a brick built outbuilding ideal for tools, bikes etc.

If you think this house could be for you, please hurry and book a viewing

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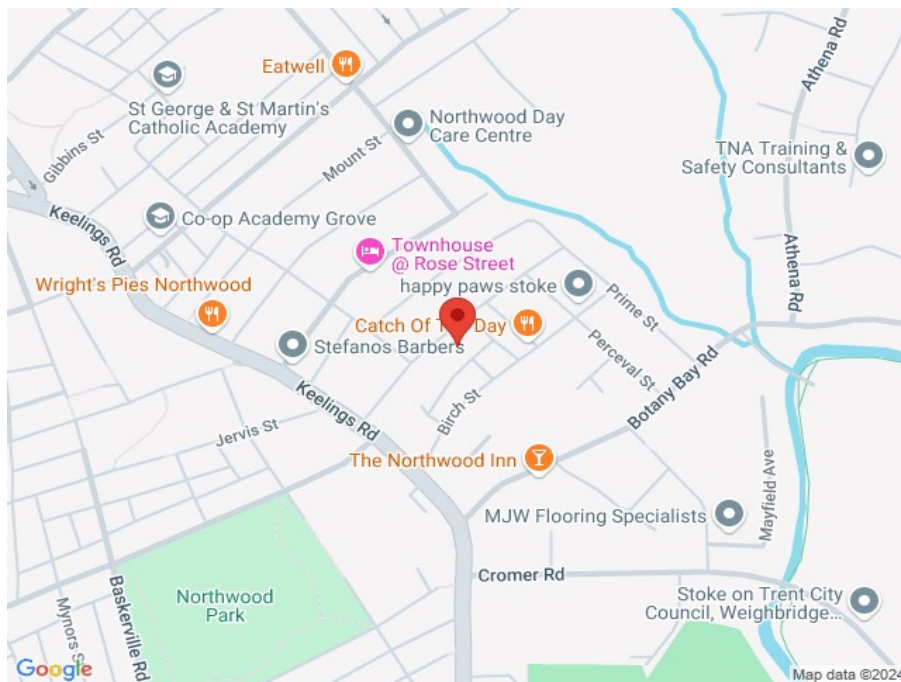
According to Ofcom's broadband checker, there should be ultrafast broadband up to 1000 Mbps download speed and 800 Mbps upload speed with Virgin Media, Openreach and VX Fiber and the mobile checker shows limited indoor network with major mobile phone providers EE, Three, Vodafone and 02.

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# Floorplan



# Map



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