



Perceval Street, Northwood, Stoke-on-Trent ST1 6PY
OIRO £114,000



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Freehold | EPC rating: D

- Close to Hanley City Centre
- Ready to move into
- Unrestricted street parking

- Great starter home
- Landscaped rear garden
- First time buyer or investor

BELVOIR!

Property is personal

Email
sales.stoke@belvoir.co.uk

Phone
01782 478 444

Description

2 Bed Town House in the popular area of Northwood, Stoke-on-Trent. It's a great starter home, **ready to move into**, with a lounge and kitchen diner, 2 bedrooms, bathroom and a fully enclosed landscaped courtyard to the rear.

Near to Hanley city centre, its amenities such as restaurants and retail shops, bus station and a choice of 10 Primary schools within a 1 mile radius, 2 being Ofsted outstanding rated.

The property would suit first time buyers, families and investors alike with a potential 7 - 8% rental yield. Double glazed windows, gas central heating with combi boiler and radiators throughout.

Please take a look at our 360 virtual tour and book your viewing today!

Tenure: Freehold, Council Tax Band: A, EPC rating: D

Photographs



The property comprises of:

Entrance hall 1.02 x 1.05m

Step into the home via the front forecourt into the hallway, Here you have room to hang your coats and leave your shoes.

Lounge 4.67m x 2.87m

Relax with the family in this beautifully decorated lounge, with grey carpet, light grey walls and a feature wallpaper. Space for your sofas, coffee table and media units.

Understairs storage cupboard

A handy storage area for clothes, shoes, toys and cleaning items.

Kitchen diner 2.17 x 3.82m

Here is a modern kitchen you can enjoy making meals in. Fitted with white cabinets with chrome handles and dark laminate worktop, stainless steel one and a half bowl sink and tap, electric hob and oven, and space for a washing machine freestanding fridge/freezer.

To one end is space for a small dining table and chairs. External door gives access to the rear garden.

Stairs and Landing 0.78 x 1.72m

Grey walls and carpets take you upstairs to the two bedrooms and bathroom.

Bedroom One 3.18 x 2.87m

Used as a master bedroom, this room is neutrally decorated and ready for you to move right in and put your own stamp on it! This double room has space for a double bed, wardrobes and bedside units, as well as an alcove that could be made into built in wardrobes.

Bedroom Two 3.55 x 2.48m

Currently a child's bedroom, this room has a grey interior with a strikingly playful painted mural. The space would fit a small double bed and wardrobes. Window to the rear of the property.

Bathroom 2.67 x 1.25m

A space to feel refreshed! This family bathroom has a white 3 piece suite comprising of push button w/c, wash hand basin with storage underneath and bathtub with electric shower. Heated towel radiator, tiled walls and a privacy glass window finish off the space.

Exterior

The front of the property has a small forecourt. The current owners have renovated the rear garden into a fully landscaped usable space with new steps, boundary walls and patio area. Just move your outdoor furniture, pots and plants into this space and enjoy its low maintenance aspect!

Parking

Street parking to the front of the home.

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 likely outdoor network with major mobile phone providers Three, Vodafone, EE and 02. Check with your mobile provider for more accurate information.

Disclaimer - We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

More photographs



Floorplan

