



Chapel Street, Bucknall, Stoke-on-Trent ST2 9AT

Offers in excess of £90,000



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Freehold | EPC rating: D

- No chain sale
- Good investment opportunity
- Cul-de-sac location
- Ideal first time buyer
- Open views to the rear
- Close to commuter links

BELVOIR!

Property is personal

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Description

No chain sale

Chapel Street is a quiet cul-de-sac with a 3 BEDROOM terrace property waiting for its next owners! Ideal for first time buyers or investors, this home in Bucknall has 2 reception rooms, 2 double bedrooms and a single bedroom, modern kitchen, modern bathroom and lawned garden. Close to commuter links and to Hanley city centre. Walking distance to Kingsland Primary School, supermarkets and other amenities.

Combi-boiler and radiators throughout the house. Also UPVC double glazed windows throughout. The home is fitted with a working home alarm for added security.

For investors, we estimate a rent of £575 per calendar month. We rent out and manage several in the neighbourhood so have a chat with us regarding rental demand and type of tenant this property would suit.

VIRTUAL TOUR available. Have a look and walkthrough the home and then call us on 01782 478444 to book a physical viewing!

Council tax band: A. Tenure: Freehold

Photographs



Full descriptions

Ground floor:

Front lounge (3.52 x 4.14m)

Step into the home into the neutrally-decorated front reception room that's ready to move your furniture in! A versatile room as a lounge or dining room. Cosy around the feature fireplace, with space for sofa, coffee table and the telly. Fitted blinds for privacy.

Middle lounge/dining room (3.52 x 3.73m)

Another neutrally-decorated room, spacious for dining table and chairs, study desks or swapped for the front room as the lounge. Access to stairs for the upstairs bedrooms. A window to the rear garden lets light flood in.

Kitchen (1.86 x 3.79m)

A modern galley kitchen to make great meals! With fully-fitted cupboards, dark laminate worktop, integrated gas hob, electric oven, extractor hood, stainless steel sink and space for the fridge freezer and washing machine. Tiled splashbacks finish off the kitchen well.

Rear hallway/ Utility

A useful space for more storage or appliances. A side door opens up the rear garden.

Family bathroom (1.86m x 1.79m)

Come see this modern and fresh bathroom consisting of a three piece suite of bathtub with bath tap and shower head, sink and toilet. Fully tiled beige wall tiles for that added luxury.

First Floor

Bedroom 1 (3.53 x 2.92m)

A good-sized Master bedroom for a double bed, wardrobes, chest of drawers and bedside table. The room is neutrally decorated plush grey carpet, ready to be made into your own haven!

Bedroom 2 (2.47 x 4.74m)

The neutral theme and plush grey carpet continue into the second double room, that can be used as a children's bedroom, guest bedroom, study or hobby room. Another room that is ready to move in.

Bedroom 3 (1.89 x 2.76m)

A comfortable single bedroom with a view to the rear of the home, this room would be ideal as a child's bedroom or home office. Neutrally-decorated throughout.

Rear garden is an absolute bonus for this home, having a lawned area at the very end of the garden. Not overlooked to the rear, you could sit out and enjoy the fresh air! A convenient alleyway is situated here to take out the wheelie bins.

Parking

Parking is by way of unrestricted on-street parking in front of the home.

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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.

Floorplan



GROSS INTERNAL AREA
FLOOR 1: 40 ^{sq}ft, FLOOR 2: 33 ^{sq}ft
TOTAL: 74 ^{sq}ft



Map



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