



1 Yardley Street

, Norton Green, Stoke On Trent, ST6 8NP

£995 Per month



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'The country does what the city cannot. It quiets the mind and brings simplicity into one's life.' - Donna Goddard

This charming end-terrace cottage offers a taste of semi-rural living with open green spaces on your doorstep whilst remaining within easy access to local amenities. With two multi-fuel burners, two double bedroom, and plenty of storage solutions, this home is well suited to those looking for a slower pace of living and enjoying one's surroundings. And if you are green fingered there is the option to tend to your own allotment, just a stone throw away from your home.



Denise White Estate Agents Comments

Nestled in the tranquil hamlet of Norton Green, this delightful two-bedroom end terrace cottage exudes charm and warmth.

Upon entering, you'll be welcomed into two spacious reception rooms, each adorned with multi-fuel burners that create a cosy and inviting atmosphere perfect for relaxing evenings.

At the rear of the home, you'll find a well-appointed modern kitchen, alongside a useful rear porch that provides convenient access to the contemporary shower room. This layout seamlessly combines functionality with modern living.

Upstairs, the first floor boasts two neutral, generously-sized double bedrooms. Each room benefits from a lovely outlook of the surrounding greenery, allowing natural light to flood in and providing a peaceful retreat.

Externally, the property is fore courted at the front, adding to its curb appeal, while the small rear yard features two outhouses—perfect for ample storage or for keeping logs to fuel the burners.

This cottage truly embodies the perfect blend of comfort, style, and rural charm.

Location

Norton Green is a small hamlet situated between Brown Edge and Norton. Within a short walk from the property is a local pub and plenty of country walks. 1 mile up the road is Brown Edge with a range of local amenities including a local park, shop, hairdressers, and cake shop as well as St Anne's Primary School and Endon High School. Brown Edge is a village and civil parish in the Staffordshire Moorlands district of Staffordshire. The village is on the fringe of The Potteries Urban Area, and is about 5 miles north-east of Hanley in Stoke-on-Trent. Also within easy travelling distance to the market town of Leek.

Living Room 11'1" x 12'5" (3.39 x 3.81)

Wooden flooring. Wooden door to the front aspect. Wall mounted radiator. UPVC double glazed window to the front aspect. Dado rail. Multi fuel burner with wooden surround. Coving. Ceiling light.

Dining Room 9'8" x 12'3" (2.95 x 3.74)

Continued wooden flooring. Wall mounted radiator. Access to cellar. UPVC double glazed window to the side aspect. UPVC double glazed window to the rear aspect. Stairs to the first floor accommodation. Dado rail. Multi fuel log burner with brick surround and wooden mantle. Coving. Ceiling light.

Kitchen

Continued wooden flooring. A range of wall and base units. Integrated electric oven with gas hob and extractor above, sink and drainer unit with mixer tap above. UPVC double glazed window to the side aspect. Ceiling light.

Rear Porch 2'8" x 6'7" (0.82 x 2.02)

Vinyl flooring. Wall mounted radiator. Wooden door to the side aspect. Loft access. Ceiling light.

Bathroom 6'2" x 5'5" (1.90 x 1.66)

Continued vinyl flooring. Wash hand basin with storage underneath. Low level WC. Shower cubicle with rain style shower head. Wall mounted ladder style towel rail. Obscured UPVC double glazed window to the side aspect. Ceiling light.

First Floor Landing

Ceiling light. Coving. Loft access.

Bedroom One 11'0" x 12'5" (3.37 x 3.80)

Fitted carpet. Wall mounted radiator. UPVC double glazed window to the front aspect. Coving. Loft access. Ceiling light.

Bedroom Two 12'4" x 9'8" (3.77 x 2.97)

Fitted carpet. Wall mounted radiator. UPVC double glazed window to the rear aspect. Dado rail. Storage cupboard housing combination boiler. Coving. Ceiling light.

Cellar 5'10". x 6'1" (1.79. x 1.87)

Pavings. Wall mounted radiator. Wall light.

Outside

To the front the property is forecourted and gated. To the rear there is a paved yard with two outhouses useful for storage.

Holding Deposit

Once your application has been accepted by the landlord, 1 weeks rent holding deposit is required to reserve this property which is deducted off your rent when the tenancy starts. For this property this equates to £219.00

Security Deposit

Is typically equal to five weeks' rent but may vary. This will be held by a registered deposit scheme (Deposit Protection Service DPS) and shall be returned at the end of the tenancy (subject to any deductions if applicable). Please note no interest is paid on the deposit. In this case the deposit would be £1148

Agents Notes

Services: All mains services connected
Council Tax: Stoke On Trent Band A

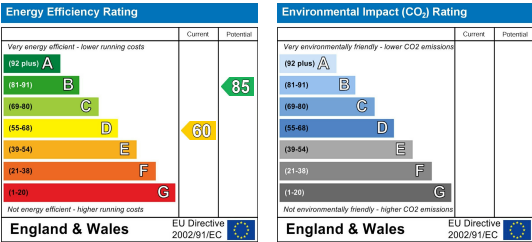
Area Map



Floor Plans



Energy Efficiency Graph



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