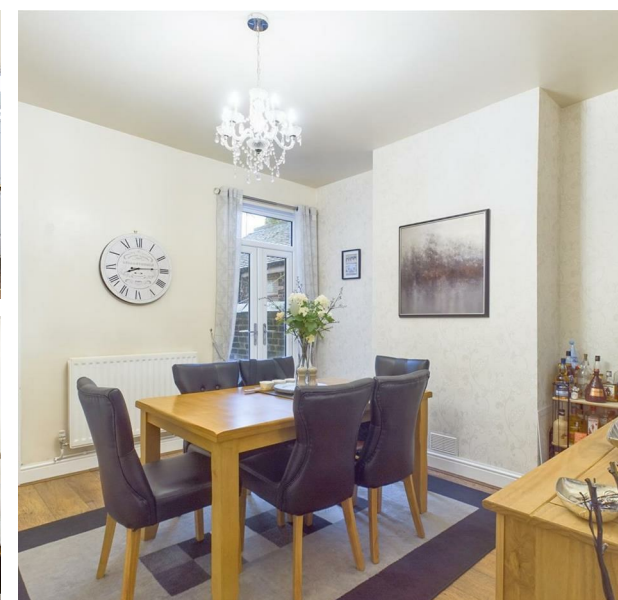


42 All Saints Road, Stoke, Stoke-On-Trent, ST4 4BL  
Offers in the region of £134,950



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Council Tax Band: A

Are you searching for a modernised three-bedroom property in a prime location close to the university and the hospital? Look no further than All Saints Road, Stoke. Perfect for first-time buyers and investors, this property boasts gas central heating, UPVC double glazing, and a convenient layout.

With a small entrance hall, spacious living room, dining room, and a well-equipped kitchen on the ground floor. Upstairs, discover two double bedrooms, a single bedroom, and a family bathroom. Complete with a paved garden, this home is a must be seen in person.

Don't miss out on this opportunity. Book your viewing now!

## Ground Floor

### Entrance hall

### Living Room

11'11" x 12'9"

Window to front elevation, centre light point, radiator, gas fire and tile surround with wooden mantle

### Dining Room

12'4" x 12'9"

French doors to the rear elevation, centre light point, radiator

### Kitchen

14'0" x 7'6"

window to side elevation and door to the rear elevation, range of base and eye level units, oven and hob, stainless steel sink with mixer tap, radiator and centre light point

## First Floor

### Landing

21'7" x 2'7"

Two light points

### Bedroom One

12'0" x 12'9"

Two windows to the front elevation, centre light point, radiator.

### Bedroom Two

12'4" x 9'8"

Window to rear elevation, storage cupboard, centre light point, radiator.

### Bedroom Three

7'0" x 7'6"

Window to rear elevation, centre light point, radiator.

### Bathroom

8'0" x 4'7"

Window to side elevation, partially tiled walls, white suite comprising: vanity wash hand basin, low level w.c and paneled bath with shower above. Centre light point, radiator.

### Exterior

Small Yard to Rear

### Freehold



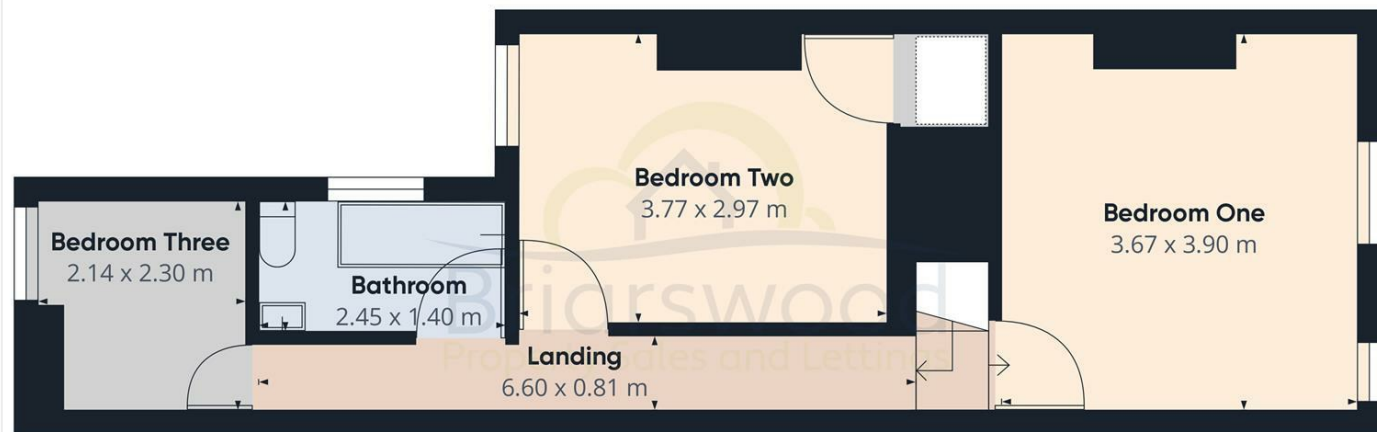




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Floor 0



Floor 1

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>84</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>62</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 