

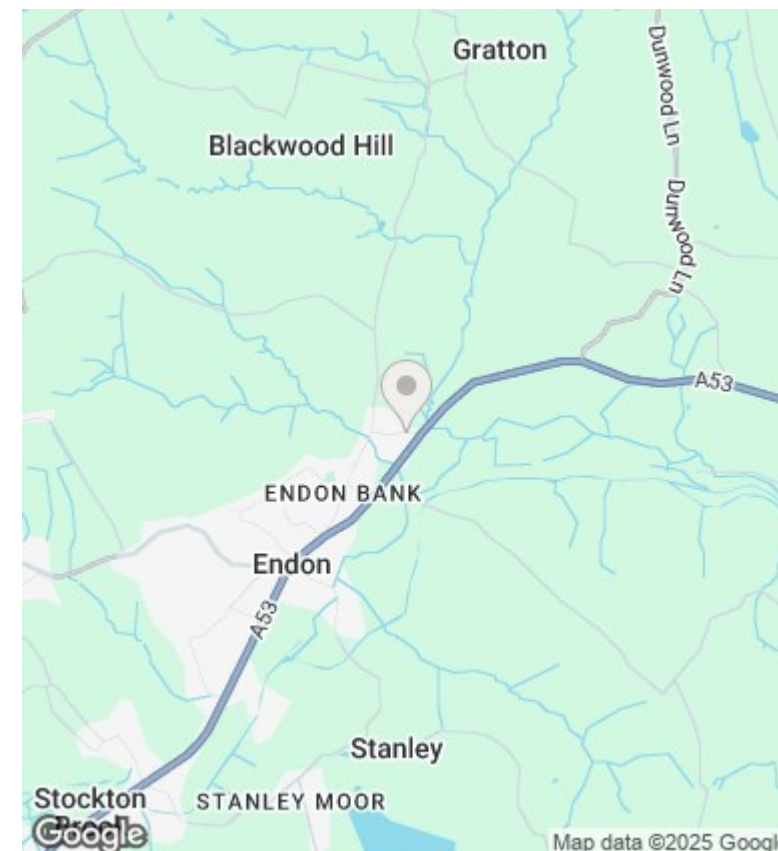


## 3 Florence Terrace The Village, Endon, Stoke-On-Trent, Offers In The Region Of £225,000

- Three bedroom period terrace
- Accommodation over three floors
- Large rear garden
- Two reception rooms
- Village location
- Catchment of Endon High School



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustration purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metrepro 12/2024



## Directions

From our Derby Street, Leek, offices proceed along Haywood Street and at the traffic light proceed straight ahead on to the A53 Newcastle Road. Follow this road proceeding out of the town and through the village of Longsdon, upon entering the Endon take the first right into the Village, where the property is situated on the left hand side, identifiable by Whittaker & Biggs 'For Sale' board.

## Viewings

Viewings by arrangement only. Call 01538 372006 to make an appointment.

## Council Tax Band

B

## EPC Rating:

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