



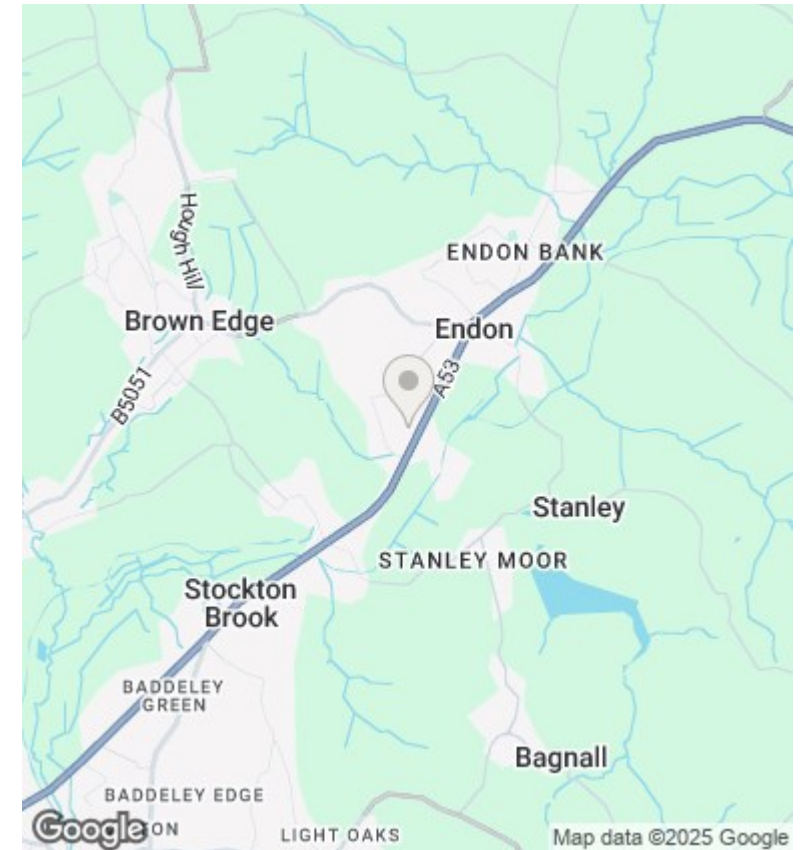
10 Springbank Avenue, Endon, Staffordshire, ST9 9EL

Asking Price £350,000

- Extended and well presented three bedroom semi detached home
- Well equipped kitchen
- Sitting room with multi fuel burner
- Walking distance to the Endon Schools
- 25ft open plan kitchen/dining/family room
- Contemporary bathroom
- Substantial plot
- Utility and wet room to the ground floor
- Enclosed private rear garden
- Cul de sac location



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 mis-statement. This plan is for illustrative 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.
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Directions

From Leek proceed out of the town on the A53 Newcastle Road passing through the village of Longsdon. Upon reaching the village of Endon, after passing Endon High School, take the third turning right into Springbank Avenue, where the property is situated on the right hand side.

Viewings

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

Council Tax Band

D

EPC Rating:

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