



Oak Close, Uttoxeter. ST14 7PS

welcome to

Oak Close, Uttoxeter

Situated in a pleasant location this end of terrace would be an ideal purchase for FIRST TIME / INVESTMENT BUYERS alike being within easy reach of local amenities inc schools, sports & leisure facilities. In brief comprising: lounge diner, kitchen, two bedrooms & bathroom. Off road parking.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspector(s). Powered by www.floortag.com



Access to the property is gained via:

Entrance Door:

Leading into:

Entrance Lobby:

With laminate flooring; meter cupboard; double glazed window to the front elevation; central heating radiator; stairs to the first floor accommodation; doors off to:

Kitchen:

7' 10" x 5' 10" (2.39m x 1.78m)

A fitted kitchen comprising stainless steel sink and drainer set in a base unit; further base and wall units; complementary work surface; Neff electric oven with Neff hob and cooker hood over; plumbing for washing machine; double glazed window to the front elevation; complementary tiling; laminate flooring.

Lounge Diner:

14' 5" max x 11' 10" max (4.39m max x 3.61m max)

Having double glazed window to the rear elevation; door leading out to rear garden; central heating radiator; laminate flooring; storage cupboard.

Stairs From The Hallway:

Leading to:

First Floor Landing:

Having storage cupboard; doors off to:

Bedroom One:

11' 9" x 8' 7" excluding wardrobe (3.58m x 2.62m excluding wardrobe)

With laminate flooring; central heating radiator; fitted wardrobe; double glazed window to the rear elevation.

Bedroom Two:

11' 11" max x 5' 9" (3.63m max x 1.75m)

Having double glazed window to the front elevation; central heating radiator; laminate flooring.

Shower Room:

Having shower cubicle with wall mounted shower; wash hand basin; low level w.c.; complementary tiling; double glazed window to the front elevation; laminate flooring; central heating radiator.

Gardens:

Front lawned area with pathway. Side gated access leads to the rear garden which is hard landscaped with timber fence boundaries.

Workshop / Shed:

With power.

Please Note:

Photographs may have been taken using a wide angle lens. Council Tax Band A



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welcome to

Oak Close, Uttoxeter

- IDEAL FIRST TIME / INVESTMENT BUY
- End of Terrace House
- Two Bedrooms. Bathroom
- Lounge Diner. Fitted Kitchen
- Off Road Parking. Garden

Tenure: Freehold EPC Rating: C

£175,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
UTR109235 - 0004

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