

Chillington Way Norton Heights Stoke-On-Trent ST6 8GA



Offers In The Region Of £210,000

Chillington Way, Norton Heights, Stoke-On-Trent, ST6 8GA

Have we got something special for you -
THREE STOREY, TOWN HOUSE ready to view -
THREE SPACIOUS BEDROOMS, family bathroom & en-suite -
a BEAUTIFUL LOUNGE for all the family to meet -
GARAGE & parking for all your cars -
a LOVELY GARDEN to chill & view the stars -
this property you really need to view -
contact DEBRA TIMMIS ESTATE AGENT & let us arrange this for you.

Well presented modern three storey end town house offering ample accommodation for a growing family and situated on the popular residential development in Norton Heights. The accommodation briefly comprises, entrance hallway, lounge, dining room, separate WC and fitted kitchen on the ground floor. There are two bedrooms and a family bathroom on the first floor. The master bedroom is located on the second floor and has an en suite shower room. Externally there is a driveway and brick built single garage to the rear. Rear garden and patio area to the rear. Double glazing and central heating.

Entrance Hall

With stairs off to the first floor. Radiator.

Lounge

15'10" x 12'0" (4.84 x 3.68)

Double glazed bow window to the front aspect. Radiator. Laminate flooring.

Dining Room

9'8" x 8'0" (2.96 x 2.45)

Double glazed French doors with access into the rear garden. Radiator. Space for dining table. Folding doors with access into the kitchen.



Kitchen

9'7" x 6'11" (2.93 x 2.11)

Fitted kitchen with a range of wall mounted units, worktops incorporating units below. One and a half inset sink with single drainer, mixer tap. Built-in four ring gas hob with extractor fan above and built-in oven. Plumbing for automatic washing machine. Wall mounted gas central heating boiler. Space for appliances. Double glazed window to the rear aspect.

Separate WC

5'4" x 3'0" (1.63 x 0.92)

Low level WC and wash hand basin.

First Floor

Landing

Airing cupboard. Access to the stairs to the second floor. Two radiators and double glazed window to the front.

Bedroom Two

15'7" x 8'6" (4.75 x 2.61)

Two double glazed windows. Two radiators. Built-in wardrobes. Laminate flooring.



Bedroom Three

10'4" x 8'7" (3.15 x 2.64)

Double glazed window. Radiator.



Family Bathroom

7'3" x 6'6" (2.22 x 2.00)

Suite comprises, panelled bath with shower attachment, pedestal wash hand basin and low level WC. Part tiled walls. Radiator.



Externally

To the front aspect there is a low maintenance gravelled feature garden area. Driveway providing off road parking with access to the single garage. Side gated access to the enclosed rear garden. To the rear there is a patio seating area with steps to a lawn garden.

Second Floor

Master Bedroom

12'3" x 11'11" to robe (3.75 x 3.65 to robe)

Double glazed window. Built-in wardrobes. Radiator. Access to the en-suite shower room.

En-Suite Shower Room

5'2" x 4'4" (1.59 x 1.34)

Suite comprises, shower cubicle housing mains shower, pedestal wash hand basin and low level WC. Sky light. Part tiled walls. Radiator.

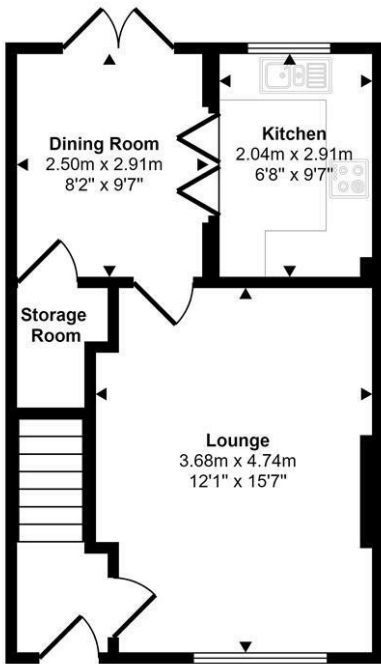
Garage

17'0" x 8'3" (5.19 x 2.54)

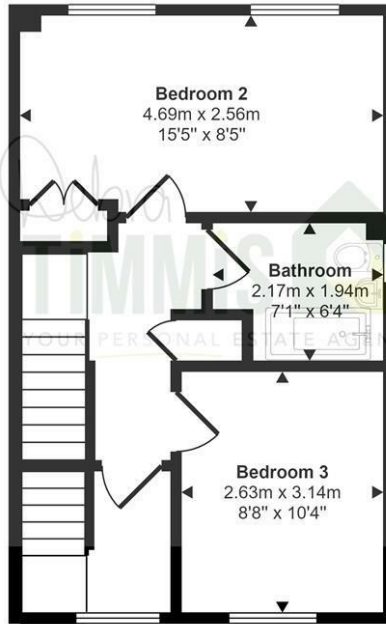
Attached to the neighbours garage. Power and light. Up and over door,



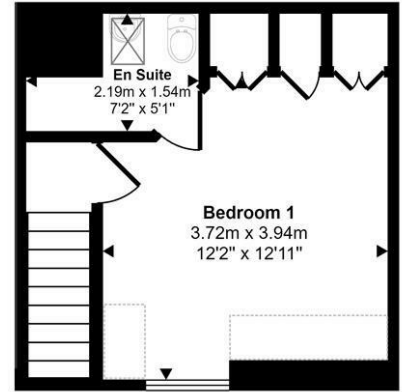
Approx Gross Internal Area
97 sq m / 1040 sq ft



Ground Floor
Approx 36 sq m / 392 sq ft



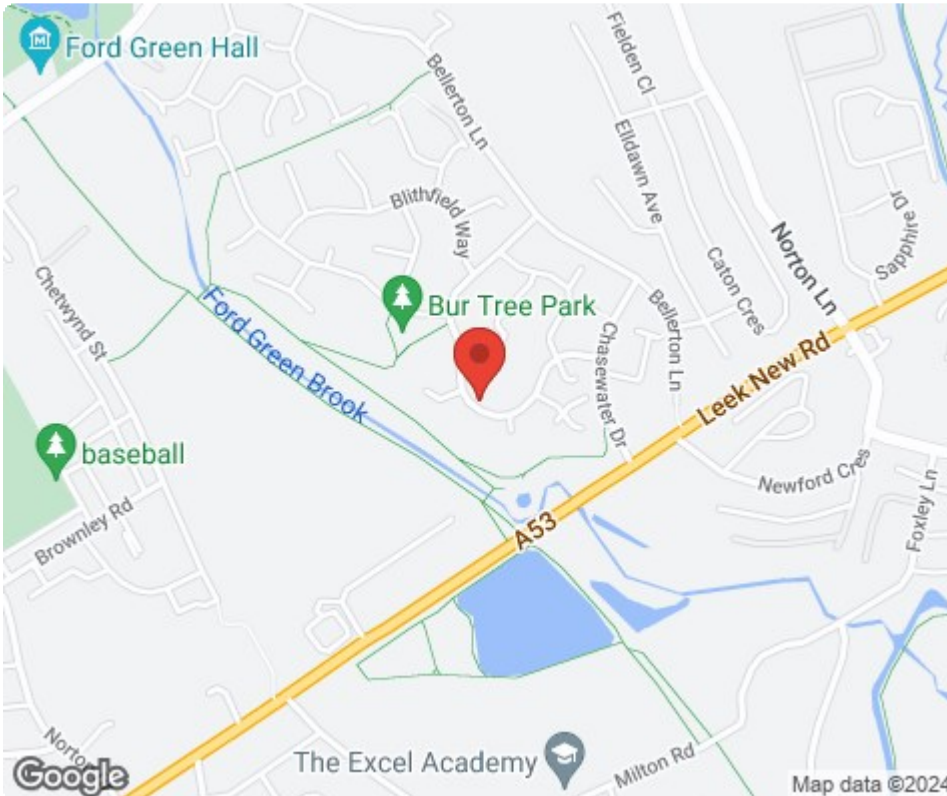
First Floor
Approx 37 sq m / 401 sq ft



Second Floor
Approx 23 sq m / 247 sq ft

☐ Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Tenure: Freehold
Council Tax Band: C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		86
(69-80) C	73	
(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	

Debra Timmis Estate Agents for themselves and for the vendors or lessors of this property whose agents they are give notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Debra Timmis Estate Agents has any authority to make or give any representation or warranty whatsoever in relation to this property.