

Buxton Street Sneyd Green Stoke-On-Trent ST1 6BN



Offers In The Region Of £165,000

Buxton Street, Sneyd Green, Stoke-On-Trent, ST1 6BN

Have you been searching for your next new home? -
With **THREE BEDROOMS** and a **REAR GARDEN** you can roam -
In **WALKING DISTANCE** to the local school and shops -
There's not far to go for the main bus stops -
AN EXTENDED SEMI with **WETROOM** to the ground floor -
FAMILY SIZED accommodation, need I say more? -
If you think you like it but want to make sure -
Ring **DEBRA TIMMIS ESTATE AGENTS** and we'll give you a tour!

Welcome to this extended semi-detached house located on the popular Buxton Street in Sneyd Green. This property boasts spacious accommodation perfect for entertaining guests or simply relaxing with your family. As you step into the house, you are greeted by a welcoming entrance hall that leads you to a cosy lounge, ideal for unwinding after a long day. The open-plan sitting/family/kitchen area offers a versatile space where you can cook, dine, and spend quality time with your loved ones. With three bedrooms, there is ample space for a growing family or for those in need of a home office or guest room. The property also features a convenient wet room and a separate WC, adding to the functionality of the house. Outside, you will find well-maintained gardens where you can enjoy the outdoors and a shared driveway. The best part? This property comes with no upward chain, making the buying process smoother and quicker. Don't miss out on the opportunity to own this lovely semi-detached house in a sought-after location. Contact us today to arrange a viewing and make this house your new home!

Entrance Hall

Upvc door and double glazed window to the front aspect. Laminate flooring. Radiator. Stairs off to the first floor. Useful storage cupboard housing gas central heating boiler.

Lounge

15'10" into bay x 11'11" (4.83 into bay x 3.65)

Double glazed bay window to the front aspect. Feature fireplace housing electric fire.



Lobby

Upvc door to the side aspect. Pantry.

Open-Plan Sitting/Family/Kitchen

26'2" x 10'9" (8.00 x 3.29)

Open-plan room comprises;

Sitting/Family Area

Feature fireplace housing electric fire. Radiator. Open access.



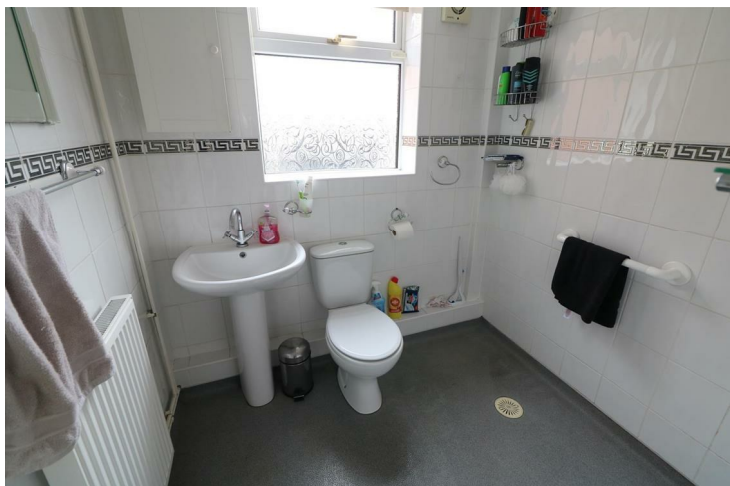
Kitchen Area

Well presented fitted kitchen with a range of wall mounted units, worktops incorporating drawers and cupboards below. One and a half bowl sink with single drainer. Plumbing for automatic washing machine. Gas hob and built-in oven. Sky light. Two double glazed windows. Space for dining table. Radiator.

Wet Room

6'4" x 5'7" (1.94 x 1.72)

Suite comprises wall mounted shower unit, pedestal wash hand basin and low level WC. Tiled floor. Double glazed window to the rear aspect.



Landing

Double glazed window to the side aspect. Loft access.

Bedroom One

13'5" to robe x 10'11" (4.11 to robe x 3.33)

Double glazed window. Built-in wardrobes. Radiator. Access to the WC.

Separate WC

3'11" x 3'0" max (1.21 x 0.93 max)

Double glazed window. Low level WC and wash hand basin. Tiled walls.

Bedroom Two

13'4" x 8'11" to robe (4.07 x 2.73 to robe)

Double glazed window. Radiator. Built-in wardrobes.



Bedroom Three

10'2" x 7'9" (3.11 x 2.37)

Double glazed window. Radiator.

Externally

Low maintenance frontage. Shared driveway with access to the rear garden and garage/workshop, this would only be suitable for a small vehicle due to the angle of the garage access. Electric car charging point to the side. Enclosed rear garden with seating area and lawn garden.



Approx Gross Internal Area
103 sq m / 1112 sq ft



Ground Floor
Approx 60 sq m / 646 sq ft

First Floor
Approx 43 sq m / 466 sq ft

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: B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C	64	
(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	

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