

Fairhaven Grove Birches Head Stoke-On-Trent ST1 6LX



Offers In The Region Of £225,000

Fairhaven Grove, Birches Head, Stoke-On-Trent, ST1 6LX

Looking for a FAMILY HOME with spacious accommodation all the way through? -
Then be prepared to fall in love as we have the ideal home for you! -
Located in popular Birches Head and oozing sophistication -
A beautiful DETACHED DORMER BUNGALOW, you'll need no persuasion -
With THREE BEDROOMS and sitting on a generous plot -
Here is a move in home that really does have the lot! -
To make sure you don't miss out, viewing early is a must -
Call the team at Debra Timmis, the estate agent you can trust!

Welcome to Fairhaven Grove, Birches Head, Stoke-On-Trent - a charming location that could be your next home sweet home. This stunning dormer detached bungalow boasts not only one but three cosy bedrooms, perfect for a growing family or those in need of extra space.

As you step inside, you'll be greeted by a warm and inviting reception room, ideal for relaxing after a long day. The house proud owner has meticulously maintained this property, ensuring it is in top-notch condition for its new residents.

The block paved drive adds a touch of elegance to the exterior, providing convenient off-road parking for you and your guests. Imagine coming home to your own parking space every day - no more searching for a spot on the street!

One of the highlights of this property is the beautiful enclosed rear garden. Picture yourself enjoying a cup of tea in the morning or hosting a barbecue with friends and family in this serene outdoor space.

Don't miss out on the opportunity to make this charming bungalow your own. With its three bedrooms, lovely garden, and prime location, this property has all the makings of a wonderful home. Book a viewing today and start envisioning your life in this delightful abode.

ENTRANCE HALL

UPVC entrance door. Stairs leading to first floor off. UPVC double glazed window. Radiator.

SHOWER ROOM

5'4 x 5'6 (1.63m x 1.68m)

Separate shower cubicle with electric shower. Vanity wash hand basin. Heated towel rail. UPVC double glazed window to front elevation. Majority tiled walls. Tiled floor.

SEPARATE W.C.

Comprising low level W.C. UPVC double glazed window. Radiator. Tiled floor.

BEDROOM ONE

8'11 x 11'1 (2.72m x 3.38m)

UPVC double glazed window to front elevation. Radiator. Coving to ceiling.

LOUNGE

14'10 x 18' (4.52m x 5.49m)

Modern fire surround housing a modern electric fire. Television point. Coving to ceiling. UPVC double glazed French patio doors to the rear elevation.

KITCHEN

6'9 x 14'2 (2.06m x 4.32m)

Single drainer sink unit having mixer tap. Built in four ring gas hob & electric oven below. Canopy extractor fan over. Range of work surfaces having drawers and cupboards below. Larder unit. Wall mounted units. Worcester central heating boiler. Plumbing for automatic washing machine. Plumbing for Dryer. Plumbing for dish washer. Space for fridge freezer. Under stairs PANTRY. UPVC double glazed window to the side elevation. UPVC double glazed door to the rear elevation. Tiled floor. Part tiled walls. Down lights.



LANDING

Double wardrobe/storage.

BEDROOM TWO

9'9 x 12'8 (2.97m x 3.86m)

UPVC double glazed window to rear elevation. Radiator. Access to storage.



BEDROOM THREE

9'9 x 10'11 (2.97m x 3.33m)

UPVC double glazed window to front elevation. Radiator. Access to storage.

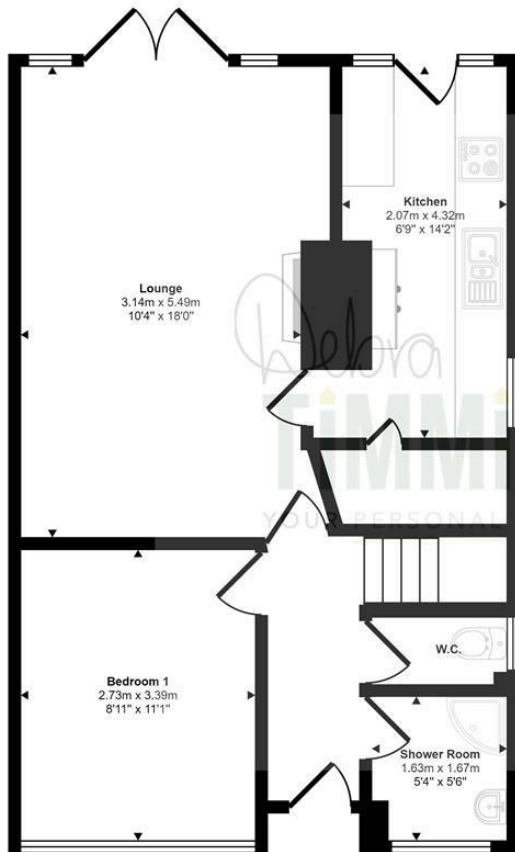
EXTERNALLY

Block paving to front elevation to provide ample parking for a number of vehicles. Block paved driveway leading to a DETACHED GARAGE having metal up and over door.

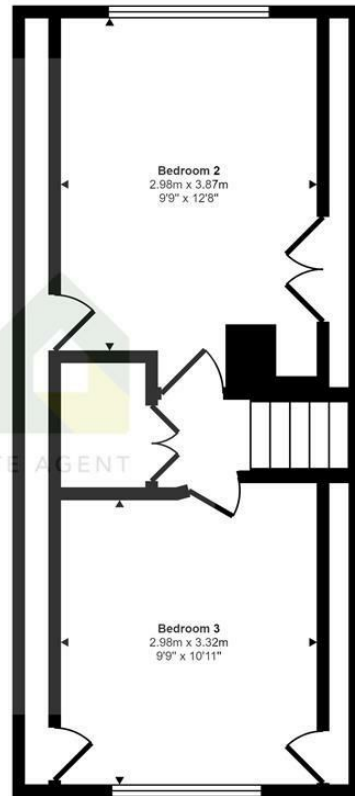
Rear garden having block paved patio area, laid to lawn, well stocked flower and shrub area. Attached store.



Approx Gross Internal Area
85 sq m / 911 sq ft

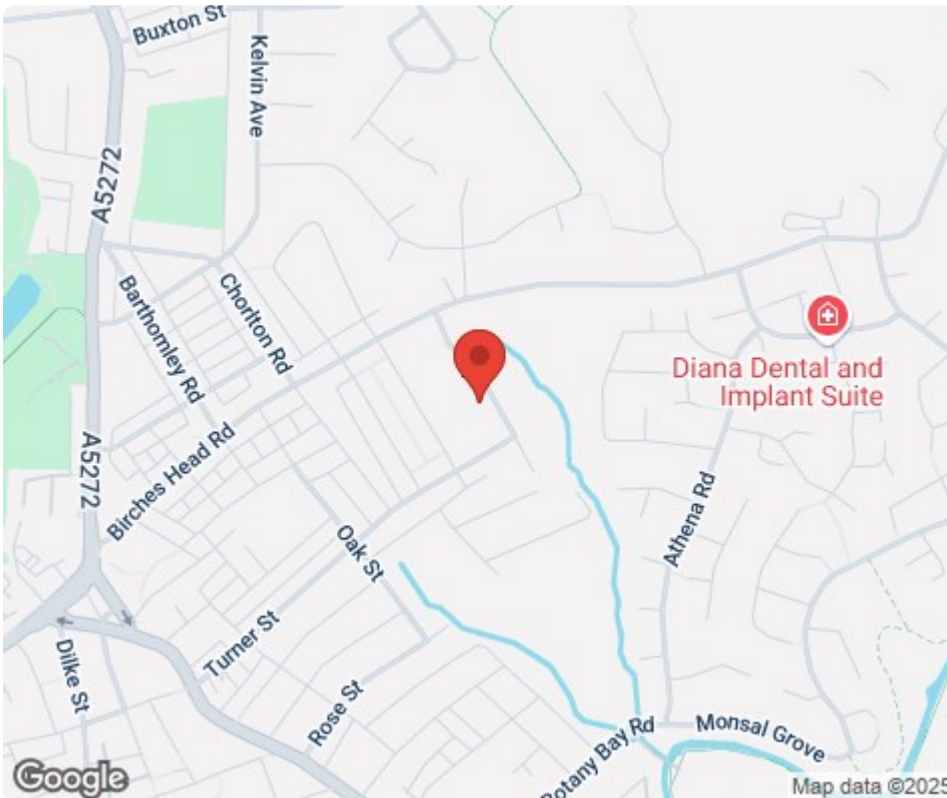


Ground Floor
Approx 51 sq m / 548 sq ft



First Floor
Approx 34 sq m / 363 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: C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	58	
(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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