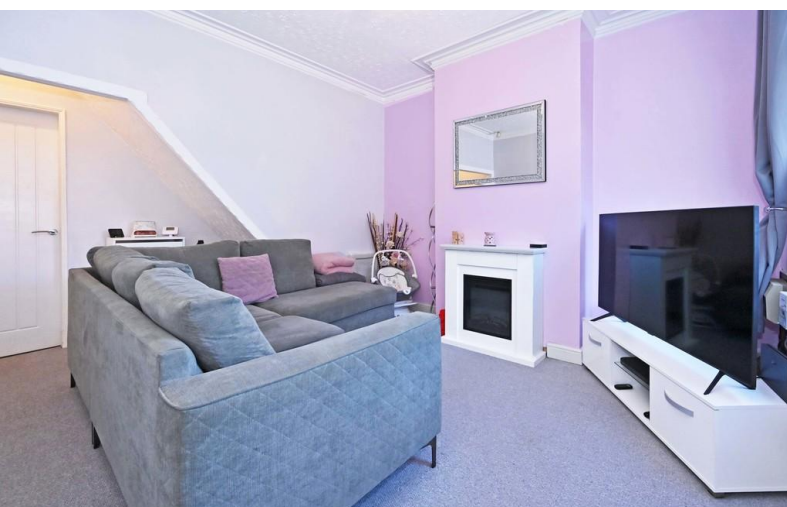


FOR SALE



Fletcher Road, Stoke

2 Bedrooms, 1 Bathroom, Mid Terraced House

Offers In Excess Of £110,000



Fletcher Road, Stoke

2 Bedrooms, 0 Bathroom

Offers In Excess Of £110,000

LOUNGE 12' 2" x 11' 5" (3.71m x 3.48m) Entered via a UPVC front door, double glazed window to the front elevation, radiator.

DINING ROOM 12' 2" x 11' 5" (3.71m x 3.48m) Double glazed window to the rear elevation, stairs to first floor, radiator.

- Two spacious reception rooms
- Two double bedrooms
- Modern bathroom with white suite
- Council Tax Band - A
- EPC - C

KITCHEN 11' 11" x 6' 9" (3.63m x 2.06m) Fitted with wall and base units with worksurface over which incorporates a sink unit and drainer, integrated electric oven and gas hob, space for appliances, double glazed window to the side elevation

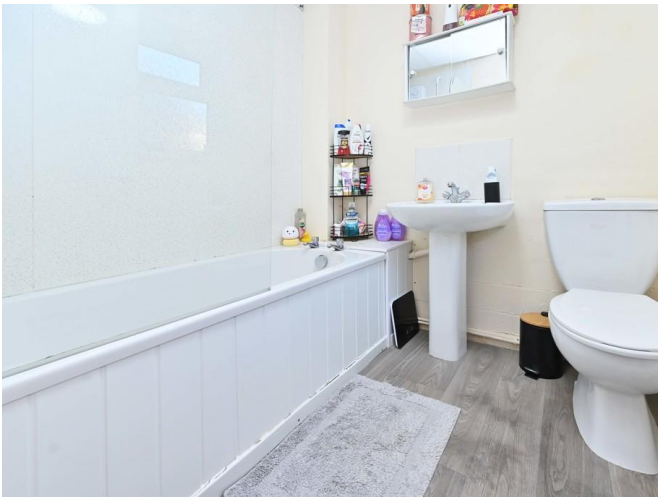
BATHROOM 6' 3" x 5' 11" (1.91m x 1.8m) Modern white suite comprising; low level WC, pedestal hand wash basin and bath with shower over, double glazed window to the side elevation, radiator.

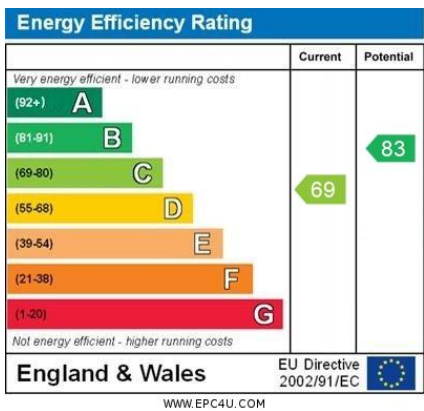


BEDROOM ONE 12' 2" x 11' 5" (3.71m x 3.48m) Double glazed window to the front elevation, radiator

BEDROOM TWO 12' 2" x 11' 5" (3.71m x 3.48m) Double glazed window to the rear elevation, radiator

EXTERNAL Paved rear yard









All measurements are approximate and for display purposes only

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.