



2

Bedrooms



1

Bathroom



2

Receptions





- TWO BEDROOM SEMI DETACHED FOR SALE WITH NO CHAIN!
- POTENTIAL TO BE CONVERTED INTO A THREE BED
- LARGE DRIVEWAY AND LARGE REAR GARDEN
- LARGE LOUNGE
- DINING ROOM LEADING ONTO CONSERVATORY
- KITCHEN WITH WORKTOP AND STORAGE SPACE
- GOOD SIZED CONSERVATORY
- TWO DOUBLE BEDROOMS
- RECENTLY RENOVATED PRISTINE SHOWER ROOM
- CLOSE TO LOCAL AMENITIES AND TRAVEL ROUTES







I need to be myself, I can't be no one else, I'm feeling Supersonic, give me gin and tonic, you can have it all but how much do YOU want it? How much do you want this TWO BEDROM SEMI located on Hoskins Road in Tunstall. Let me show you around, upon arrival you will be greeted with an immaculate BLOCK PAVED driveway for numerous vehicles. Step inside and you will find a welcoming entrance hall, which is the ideal space for shoes and coats. Leading into the LARGE LOUNGE which features plenty of space for all your living needs and also a BAY WINDOW for as much natural light as possible. Up next, the dining room, which is currently a separate space but can easily become a lounge diner, or a kitchen diner. Into the kitchen, here there is a plenty of cupboard and worktop space, with space for all of your appliances too. Downstairs is finished off with the conservatory which can be used as another sitting room or office. Lets go upstairs, the MAIN BEDROOM is a LARGE DOUBLE bedroom with space for wardrobes, draws and all of your needs, the second room is a further DOUBLE BEDROOM. The IMMACULATE SHOWER ROOM has been renovated recently with tiled walls, a double shower cubicle and luxury vinyl tiled flooring. Upstairs is finished off with the WC. Before we go outside, let me point out the potential that this property has to become a THREE BEDROOM HOUSE. The Main bedroom easily lends it self to being split into two bedrooms, there are two windows already in place evenly split, so with a stood wall it could be made into two decent sized rooms which would benefit a growing family. Externally, to the rear you will find a LARGE ENCLOSED GARDEN with artificial lawn, indian stone seating area and also access to the front via a side gate. The outbuilding also provides storage featuring power and lighting. Hoskins road is located close to all local amenities, 5 minutes from tunstall town centre and also close to travel routes. So if you're feeling supersonic, You'll be sipping gin and tonic in your new home before you know it!

Lounge - Double glazed bay window, radiator.

Diner - Double glazed patio doors opening to conservatory, radiator.

Kitchen - Double glazed window, range of fitted wall and base kitchen cupboards, work surfaces, sink and drainer, space for cooker, space for fridge freezer, space for washing machine, space for tumble dryer, vinyl flooring, radiator.

Conservatory - UPVC conservatory, double glazed windows, laminate flooring.

Landing - Double glazed window, airing cupboard, loft access.

Bedroom One - Two double glazed windows, radiator.

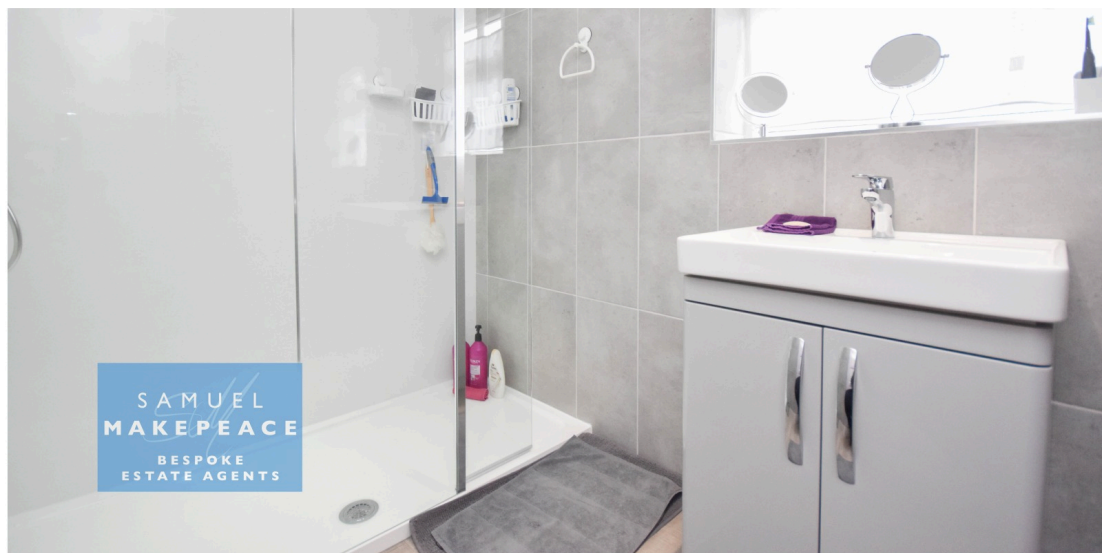
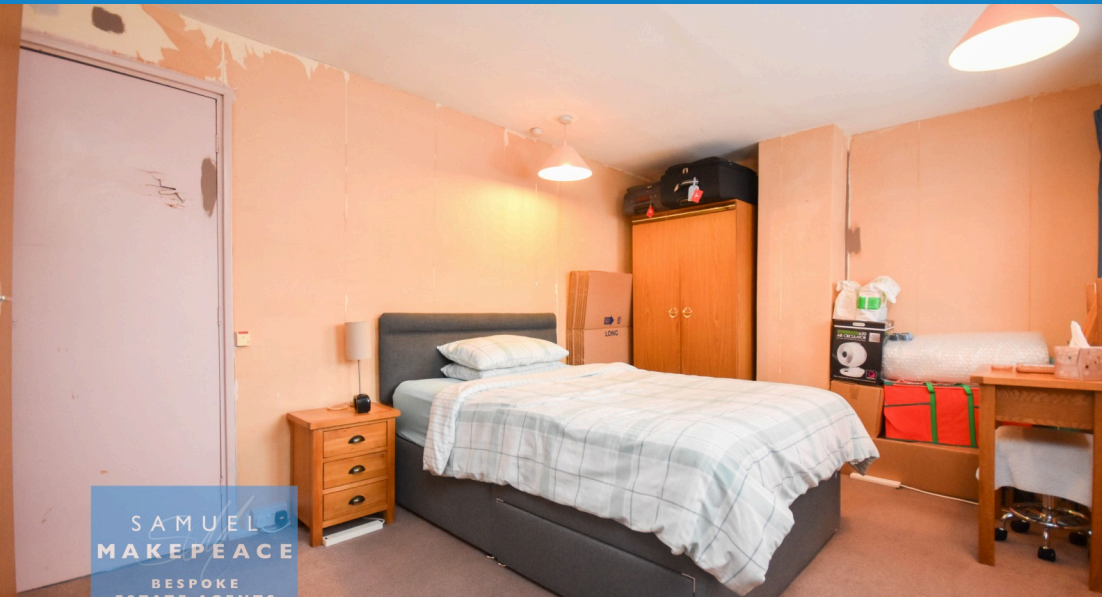
Bedroom Two - Double glazed window.

Shower Room - Double glazed window, double shower cubicle, vanity unit, towel holder radiator, extractor fan, tiled walls, luxury vinyl flooring, towel holder radiator.

Front Garden - Block paved driveway for numerous vehicles, with paved pathway stepped down to front door. Rear Garden - Paved patio area, Indian stone paving with artificial lawn and slate chipped area.

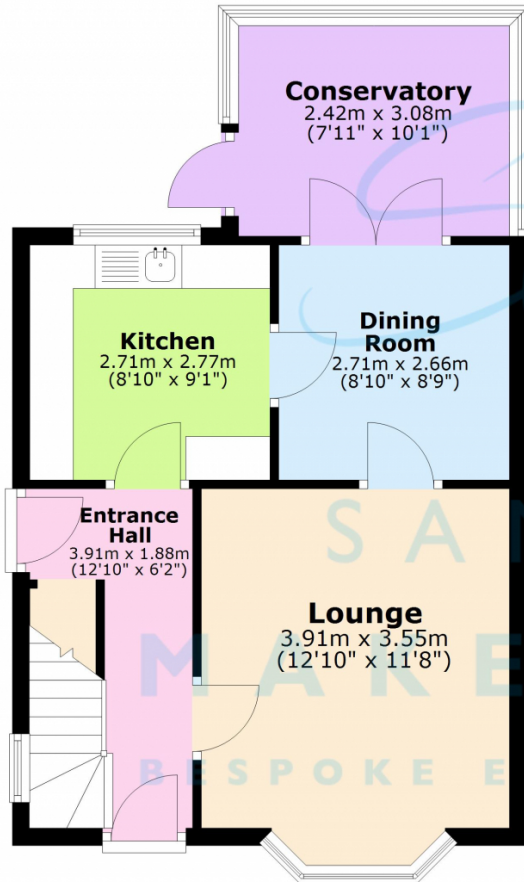




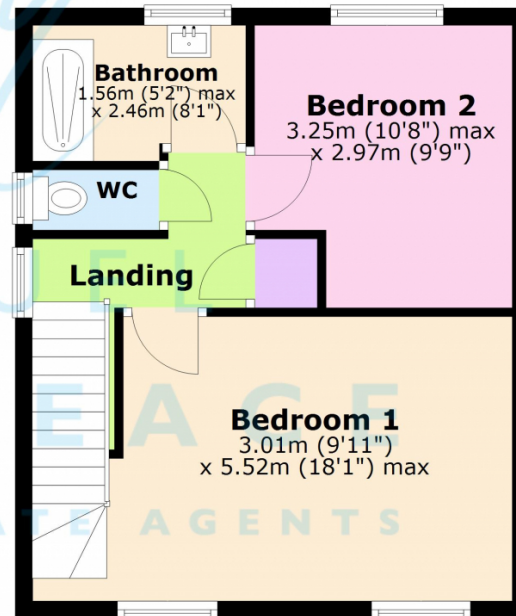





### Ground Floor



### First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>	<b>72</b>	<b>88</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>72</b>	<b>88</b>
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

Address: Hoskins Road, Tunstall, Stoke on Trent

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