

29 Kent Drive, Stoke-On-Trent, ST9 9EH

Offers in the region of £250,000

CALL US TO ARRANGE A VIEWING 9AM TO 9PM 7 DAYS A WEEK!

"Renovation is the art of seeing what could be, not just what is" ~ Brett Heyl

A semi-detached home in the sought-after village of Endon, offering an exciting opportunity to modernise and create your ideal family home. The property features a bright lounge, dining room, kitchen, three bedrooms, and a family bathroom. Outside, there is off-road parking, an integral garage, and a private rear garden with excellent potential for landscaping. Set in an elevated position, it is conveniently located close to local shops, amenities, and highly regarded schools.

74-78, St Edward Street, Leek, Staffordshire, ST13 5DL

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Denise White Estate Agents Comments

An exciting opportunity to acquire a semi-detached home in the popular and sought-after village of Endon. Requiring modernisation throughout, the property offers the perfect blank canvas for buyers to create their ideal home.

On the ground floor, a spacious entrance hall welcomes you, with stairs rising to the first floor and doors leading to the lounge, dining room, and kitchen. The lounge is positioned to the front, a bright and airy room with a large window allowing natural light to flood the space. The dining room sits to the rear, offering ample space for dining furniture and views over the rear garden. The kitchen, also to the rear, provides a blank canvas ready for your dream design. A rear hallway leads to a downstairs WC, coal store, and provides internal access to the integral garage, as well as side access to the garden.

To the first floor, there are three bedrooms – two generous doubles and a single – together with a family bathroom.

Externally, the property benefits from a driveway providing off-road parking and access to the integral single garage, along with a small lawned front garden. The rear garden is private and enclosed, offering excellent potential for landscaping to create a more usable space for entertaining, family activities, and play.

Set in an elevated position within a highly desirable location, the property is within easy reach of local shops, amenities, and the well-regarded Endon schools.

Entrance Hall

14'5" x 7'11" (4.41 x 2.42)



New uPVC entrance door to the front aspect. Carpet. Radiator. Stairs leading to the first floor. Feature circular window to the front aspect. Ceiling light. Doors leading into:-

Lounge

12'11" x 12'4" (3.96 x 3.76)



Carpet. Radiator. Tiled fireplace. uPVC window to the front aspect. Coving to the ceiling. Ceiling light.

Dining Room

13'5" x 11'3" (4.11 x 3.44)



Carpet. Radiator. Feature brick fireplace. uPVC window to the rear aspect. Coving to the ceiling. Ceiling light.

Kitchen

9'11" x 8'11" (3.03 x 2.73)



Fitted with wall cupboards and a stainless steel sink and drainer unit. Tiled flooring. Part tiled walls. uPVC window to the aspect. Wall mounted Baxi combination boiler. Ceiling light. Pantry cupboard off. Door leading into:-

Rear porch

6'9" x 4'4" (2.07 x 1.34)

Tiled flooring. uPVC door to the side aspect. Ceiling light. Internal door leading to the garage. Coal store off. Door leading into: -

WC

5'2" x 2'11" (1.60 x 0.89)

Fitted with a low-level WC. Obscured uPVC window to the rear aspect. Ceiling light.

First Floor Landing



Carpet. uPVC window to the side aspect. Airing cupboard off housing the hot water cylinder. Doors leading into: -

Bathroom

8'10" x 5'6" (2.71 x 1.68)



Fitted with a suite comprising of panelled bath, pedestal wash hand basin and low-level WC. Vinyl flooring. Part tiled walls. Radiator. Obscured uPVC window to aspect. Ceiling light.

Bedroom Two

13'4" x 11'2" (4.07 x 3.42)



Vinyl flooring. Radiator. Built-in storage cupboards. uPVC window to the rear aspect. Ceiling light.

Bedroom One

13'7" x 12'4" (4.16 x 3.76)



Carpet. Radiator. uPVC window to the front aspect. Ceiling light.

Bedroom Three

7'4" x 7'10" (2.26 x 2.40)



Vinyl flooring. Radiator. uPVC window to the front aspect. Ceiling light. Loft access.

Outside



To the front of the property there is a small lawned garden, alongside which sits a driveway providing off road parking and in turn leading to an integral single garage. Access to the side of the property leads to the rear garden, which would benefit from some landscaping to create a more useable space for children to play and family and friends to gather and enjoy the sunshine of the warmer months!

Garage

16'8" x 8'2" (5.09 x 2.49)



Up and over door to the front aspect. Power and light. Internal door leading to the rear hallway.

Agents Notes

Tenure: Freehold

Services: All mains services connected

Council Tax: Staffordshire Moorlands Band D

No chain involved with the sale

Please Note

Please note that all areas, measurements and distances given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only. Denise White Estate Agents has not tested any services, appliances or specific fittings – prospective purchasers are advised to inspect the property themselves. All fixtures, fittings and furniture not specifically itemised within these particulars are deemed removable by the vendor.

About Your Agent



"In a world where you can be anything, be kind"

Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and the team can help and advise with any information on the local property market and the local area.

Denise White Estate Agents deal with all aspects of property including residential sales and lettings.

Please do get in touch with us if you need any help or advice.

WE WON!



Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award for two years running; 2024 & 2025 from the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

Additionally the team have been successful in receiving the GOLD EXCEPTIONAL award from the British Estate Agency Guide 2025 & 2025 and being listed as one of the Top 500 Estate Agents in the UK.

The Best Estate Agency Guide assess data such as the time taken from listing as for sale to sale agreed, achieving the asking price vs the achieved price, market share of properties available, positive reviews and much more!

Property To Sell?

We can arrange an appointment that is convenient with yourself, we'll view your property and give you an informed FREE market appraisal and arrange the next steps for you.

You Need A Solicitor!

A good conveyancing solicitor can make or break your moving experience – we're happy to recommend or get a quote for you, so that when the times comes, you're ready to go.

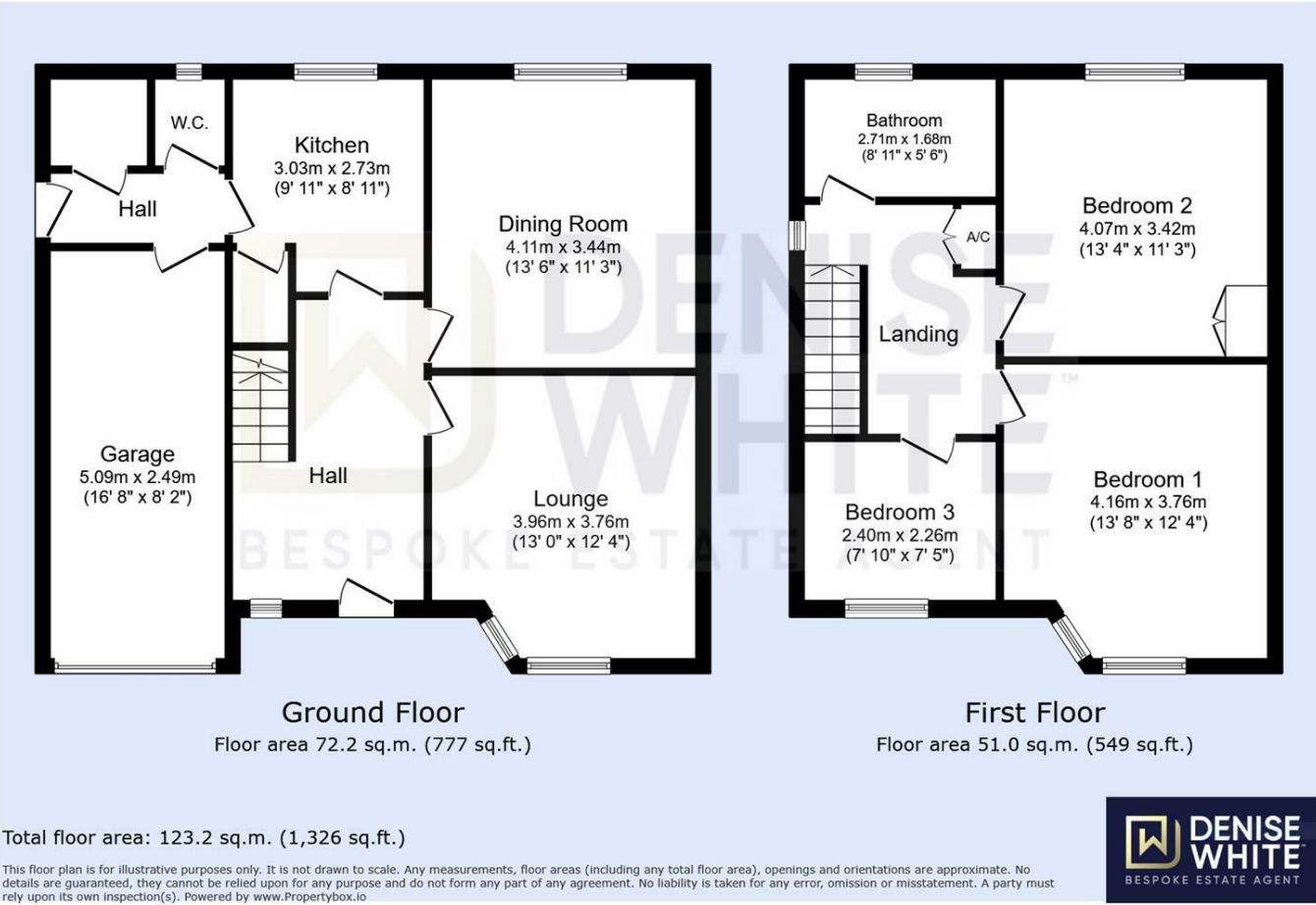
Do You Need A Mortgage?

Speak to us, we'd be more than happy to point you in the direction of a reputable adviser who works closely with ourselves.

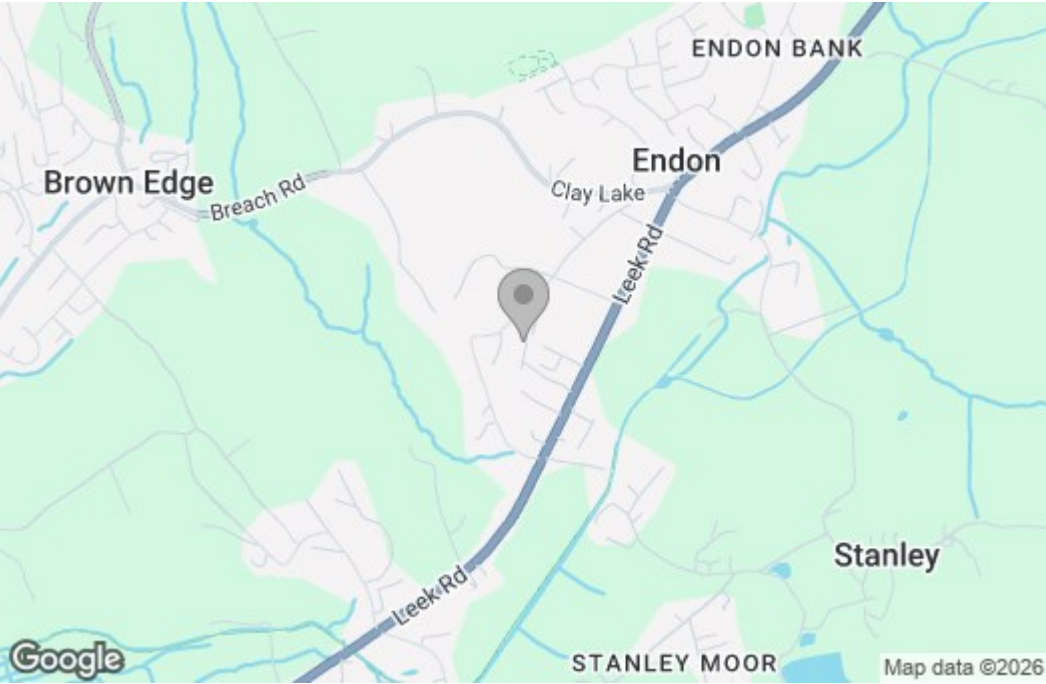
Anti-Money Laundering & ID Checks

Once an offer is accepted on a property marketed by Denise White Estate Agents we are required to complete ID verification checks on all buyers and to apply ongoing monitoring until the transaction ends. Whilst this is the responsibility of Denise White Estate Agents we may use the services of Guild365, to verify Clients' identity. This is not a credit check and therefore will have no effect on your credit history. You agree for us to complete these checks, and the cost of these checks is £30.00 inc. VAT per buyer. This is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

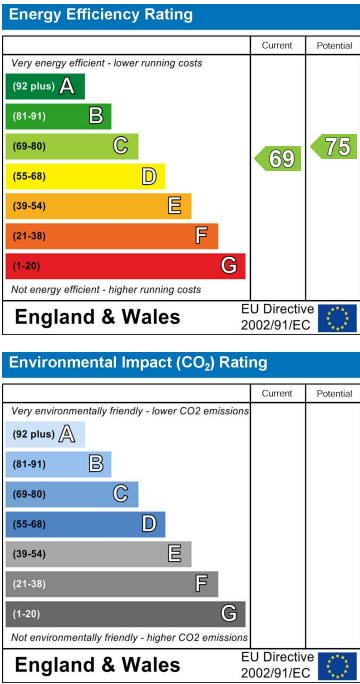
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.