



46 Acton Street

Birches Head, Stoke-On-Trent, ST1 6NX

Talking about getting on the property ladder or buying that first investment property? Stop all the talking and ACT on it. I have the perfect property for you on ACTon Street, a traditional mid terraced property with two reception rooms, fitted kitchen, bathroom and two double bedrooms. To the rear you will find an enclosed rear courtyard. Located in the popular and convenient area of Birches Head, close to local amenities, schooling and commuter links to the main town centre. Its time to ACT quick and bag this one for yourself.

Offers in excess of £94,950

46 Acton Street

Birches Head, Stoke-On-Trent, ST1 6NX



- SPACIOUS MID TERRACED PROPERTY
- TWO RECEPTION ROOMS
- FITTED KITCHEN
- GROUND FLOOR BATHROOM
- TWO DOUBLE BEDROOMS
- REAR COURTYARD
- NO UPWARD CHAIN
- POPULAR AREA

GROUND FLOOR

Lounge

11'6" x 10'10" (3.52 x 3.31)

The property has a double glazed entrance door to the front aspect, coupled with a double glazed window. Television point and radiator.

Dining Room

11'6" x 10'10" (3.52 x 3.31)

A double glazed window overlooks the rear aspect. Under stairs storage cupboard and stairs lead to the first. Radiator.

Kitchen

8'11" x 5'9" (2.74 x 1.77)

A double glazed window overlooks the side aspect

coupled with a double glazed door to the side. Fitted with a range of wall and base storage units with inset stainless steel sink unit and side drainer.

Integrated electric oven and gas hob with cooker hood above. Space and plumbing for washing machine. Radiator.

Bathroom

5'8" x 5'4" (1.74 x 1.65)

A double glazed window overlooks the side aspect. Fitted with a suite comprising bath with shower over, low level W.C and wash hand basin. Partly tiled walls and extractor fan. Ladder style towel radiator.

Bedroom One

11'6" x 11'1" (3.53 x 3.40)

A double glazed window overlooks the front aspect. Radiator.

Bedroom Two

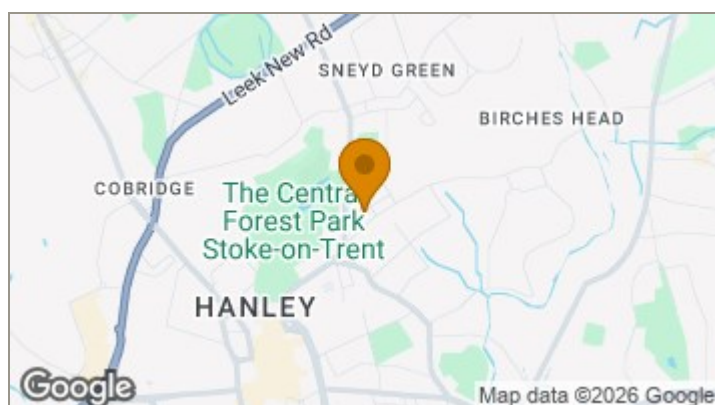
11'5" x 10'9" (3.48 x 3.30)

A double glazed window overlooks the rear aspect. Fitted wardrobe and radiator.

EXTERIOR

To the rear there is paved courtyard and access gate.

FIRST FLOOR





Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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