19, Trent Bridge Close, Stoke-On-Trent, ST4 8JJ

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Asking Price £145,000

A smart & spacious purpose built second floor apartment in a popular and sought after modern development on the outskirts of Trentham. This is a lovely sunny property which has two sets of French windows overlooking the parkland at the rear of the development, immaculately presented throughout and offers good size accommodation with open plan lounge / dining room, stylish kitchen two double bedrooms, en-suite shower room to the main bedroom and guest bathroom. Great location within walking distance of shops and a host of amenities in the local area, about 15 minutes walk to Trentham Gardens and within easy commuting distance of the Royal Stoke Hospital, the whole of The Potteries and within 5 minutes drive of M6 jct 15.

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Communal Entrance
A smart & tidy reception area with secure entry phone system

Entrance Hall
Spacious L-shape hallway with front facing window and two built-in store cupboards. Access hatch to loft space. Intercom entry phone. Radiator.

Lounge / Dining Room
A bright, sunny open plan lounge with space for a dining table. Window to the side and inward opening French doors and Juliet balcony to the rear overlooking a wooded parkland area. Large storage cupboard. Two radiators, TV aerial connection.

Kitchen
A smart & stylish kitchen which features an extensive range of wall and base cupboards with wooden cabinet doors and contrasting black granite effect work surfaces with inset 1½ bowl sink unit with chrome mixer tap. Fitted appliances comprise; stainless steel gas hob with matching extractor over, built-under electric double oven, fully integrated fridge and freezer. Fully integrated washer / dryer. Baxi wall mounted gas fired combi boiler. Front facing window

Main Bedroom
Double bedroom with built-in wardrobes rear facing French inward opening windows with Juliet balcony overlooking the parkland area. Radiator.

En-Suite Shower Room
White suite comprising; shower enclosure with glass screen and thermostatic shower, pedestal basin & WC. Part ceramic tile walls and wood effect flooring. Radiator.

Bedroom 2
Double bedroom with rear facing window overlooking parkland. Built-in wardrobe. Radiator.

Bathroom
White suite comprising; bath, pedestal basin & WC. Part ceramic tile walls and wood effect flooring. Rear facing window. Radiator.

Outside
There are communal gardens surrounding the development, reserved parking for one car and additional visitor parking

General Information
Services; Mains gas, electricity, water & drainage.

Tenue; Leasehold, 999 years from 2004, 977 years remaining.

Ground Rent; £259.29 per annum

Service Charge; £1555.80 per annum

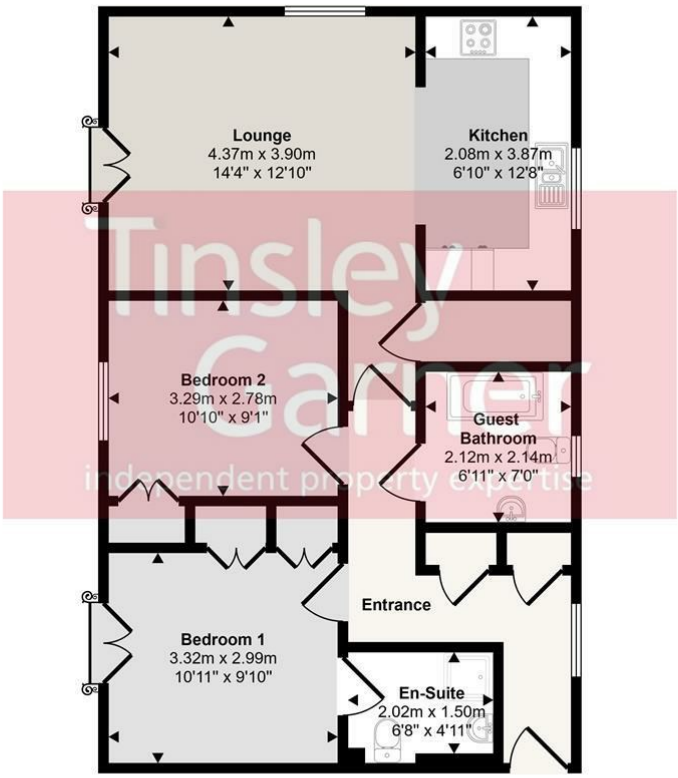
Council Tax band A

For sale by private treaty, subject to contract.
Vacant possession on completion

Laundry

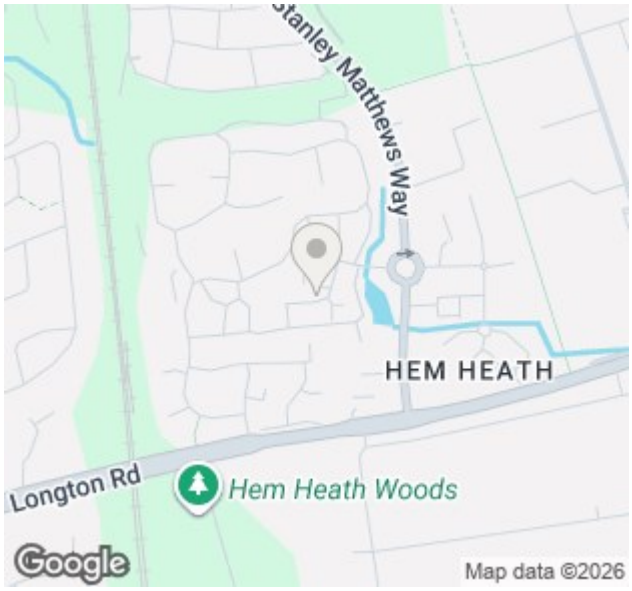
19

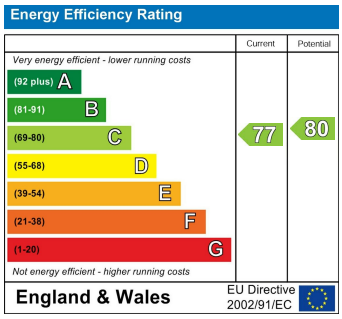
Approx Gross Internal Area
70 sq m / 754 sq ft

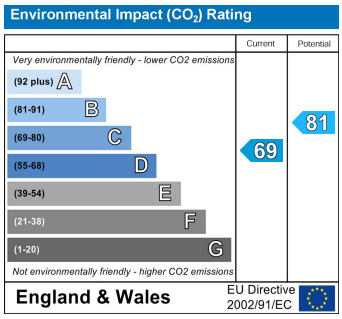


Floorplan

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.







enquiries@tgprop.co.uk 01785 811 800