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84 Church Street
Stoke-on-Trent
ST4 1BS

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- **Two Bed Terraced House**
- **Central Heated, Part Double Glazed**
- **Council Tax Band A**
- **Requires Interal Modernisation**
- **EPC Awaited**
- **Ask and adviser to book your viewing**







66 Fletcher Road, Stoke-On-Trent

Stoke-On-Trent, ST4 4AJ

£85,000

Description
A two bedroom terraced property situated close to Stoke town centre. The property is gas central heated and partial double glazed but requires internal updating. Accommodation comprises entrance Hall, dining room, living room, kitchen and bathroom at ground floor level with two bedrooms to the first floor. To the frontage is a walled forecourt at the rear is an enclosed paved yard with pedestrian access. Subject to refurbishment potential rental £750 per calendar month

Ground Floor

Entrance Porch
With carpeted floor, door to front.

Hallway
with carpeted floor, telephone point, door to front.

Dining Room *8' 4" x 12' 1" (2.54m x 3.68m)*
With carpeted floor, radiator, Power Point, built-in storage and feature hearth.

Living Room *12' 8" x 11' 4" (3.87m x 3.45m)*
With carpeted floor, radiator, Power Point, feature hearth, built-in cupboard, stairs off

Kitchen *12' 5" x 6' 8" (3.78m x 2.04m)*
Fitted kitchen with wood wall and base units marble effect surfaces over. Part tiled walls and carpeted floor. Includes cooker point, Power Point. Door to rear.

Bathroom *8' 1" x 6' 9" (2.47m x 2.07m)*
Fitted bathroom suite in pink with WC, pedestal basin, panel bath with mixer shower over. Majority tiled walls and carpeted floor. Includes radiator.

First Floor

Bedroom 1 *11' 11" x 12' 2" (3.63m x 3.71m)*
With carpeted floor, radiator, Power Point, built-in wardrobes.

Bedroom 2 *12' 10" x 11' 3" (3.91m x 3.44m)*
With carpet floor, radiator, Power Point, built-in storage cupboard.

Outside
To the frontage is a walled forecourt whilst at the rear is an enclosed paved yard with pedestrian access and brick built store.

Viewings
To view this, or any other of our properties, please call **01782 847083.**

If you would like to discuss this property and/or your specific requirements we strongly urge you to call us prior to viewing the property. If you are traveling long distances or are taking time off work this could save you time and money.

Viewings strictly by appointment only

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Equipment and Apparatus
The Agents have not tested any apparatus, equipment, fittings or services so cannot verify they are in working order and applicants must satisfy themselves of the condition of same.

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