

15 Frith Street

Leek

BURY & HILTON EST 1963
Part of the Bagshaws Partnership

Estate Agents. Valuers. Auctioneers. Chartered Surveyors
Part of the Bagshaws Partnership

15 Frith Street

Leek
ST13 8EL

* Situated in the popular west-end of town is this spacious two bedroom mid-terrace property.
* Good sized accommodation that benefits from a two reception rooms and first floor bathroom with both bath and separate shower cubicle facilities.
* The accommodation briefly comprises: Entrance Hall with feature tiled floor, Dining Room, Living Room, Kitchen, Utility Area and W.c to the ground floor. Landing Area, Two Double Bedrooms and Bathroom to the first floor.
* The property will be of interest to first time buyers looking to get onto the property ladder.
* Benefiting from gas fired central heating and Upvc double glazing and an enclosed rear yard / sitting area.
* An internal inspection of this property comes strongly recommended.
* The property is offered For Sale with No Upward Chain involved.

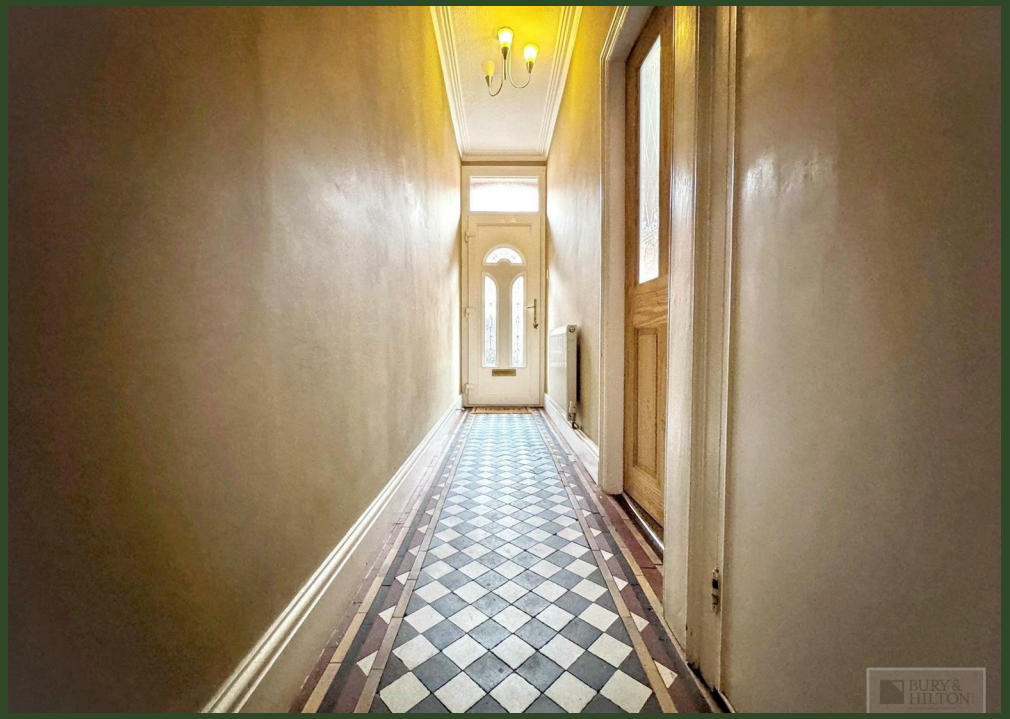
Offers In The Region Of £160,000

2	1	2	D

Leek - 01538 383344

leek@buryandhilton.co.uk

BURY & HILTON

















General Information

Entrance Hall
Feature tiled floor. Radiator. Coving.

Dining Room
Radiator. Coving.

Living Room
Stairs off. Radiator. Gas fire..

Kitchen
Wall and base units. Stainless steel sink unit with drainer, rinser bowl and mixer tap. Gas hob and electric oven. Plumbing point. Rear door. Radiator.

Utility Area / W.c
Radiator. Work-top. Central heating boiler. W.c

First Floor

Landing Area
Access to:

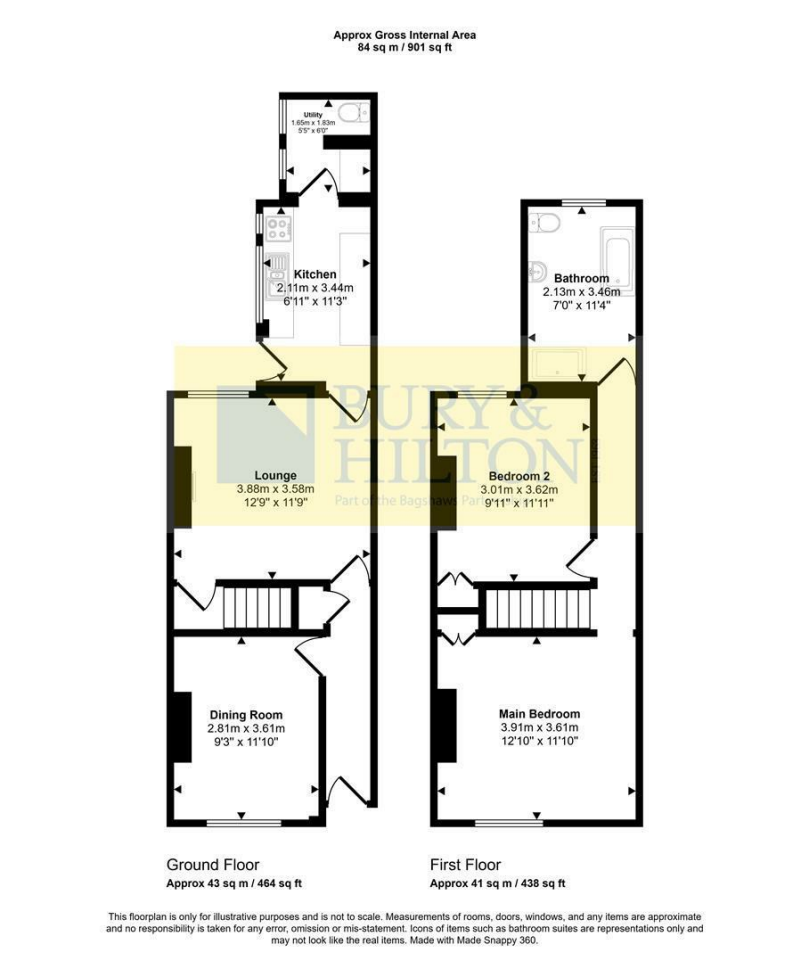
Bedroom
Radiator. Storage cupboard.

Bedroom
Radiator. Storage cupboard.

Bathroom
Bath. Shower cubicle. W.c. Wash basin. Radiator.

Outside
Enclosed rear yard / sitting area.

Fixtures and Fittings
Only those fixtures and fittings referred to in the sale particulars are included in the purchase price. Bury & Hilton have not tested any equipment, fixtures, fittings or services and no guarantee is given that they are in good working order.



Mobile Network Coverage
The property is well-situated for mobile signal coverage and is expected to be served by a broad range of providers. Prospective purchasers are encouraged to consult the Ofcom website (https://www.ofcom.org.uk) to obtain an estimate of the signal strength for this specific location.

Rights of Way, Wayleaves and Easements
The property is sold subject to and with the benefit of all rights of way, easements and wayleaves whether or not defined in these particulars.

Tenure and Possession
The property is sold freehold with vacant possession granted upon completion.

Viewing
Strictly by appointment only through the selling agents Bury & Hilton at the Leek Office on 01538 383344.

Agents Notes

Bury & Hilton have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bury & Hilton and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on information available at the time of printing.

BURY & HILTON EST 1963
Part of the Bagshaws Partnership
BAGSHAWS EST 1871
Land • Property • Livestock

6 Market Street, Leek, Staffordshire, ST13 6HZ
T: 01538 383344
E: leek@buryandhilton.co.uk
www.buryandhilton.co.uk
Part of the Bagshaws Partnership

Bagshaws
Ashbourne 01335 342201
Bakewell 01629 812777
Uttoxeter 01889 562811

Bury & Hilton
Leek 01538 383344

arla | propertymark
The Property Ombudsman
RICS
OnTheMarket.com
rightmove
Zoopla