

Shaw's
& Company Estate Agents Ltd

Jodrell View

Kidsgrove, ST7 4HN

- SEMI DETACHED BUNGALOW
- GOOD SIZED REAR GARDEN
- EXTENDING BEHIND OTHER PROPERTIES
- HALL, LOUNGE, KITCHEN
- TWO BEDROOMS, UPDATED SHOWER ROOM
- CONVENIENT LOCATION
- UPVC D/G, GCH
- NO CHAIN

£185,000











Property Description

DIRECTIONS
Plaese follow Sat Nav with postcode ST7 4HN. Turn in to the Cul De Sac and the property can be found on the right hand side, as identified by our for sale sign.

KITCHEN
12' 10" x 8' 3" (3.91m x 2.51m)
Entered through a composite door, bay window to the front elevation. A range of wall and base units, 1.5 bowl single drainer sink unit, worksurface. Space for appliances, splash back tiling. Store cupboard, door to:

LOUNGE
15' 11" x 11' 9" (4.85m x 3.58m)
Bay window to the front elevation. Coving to the ceiling, radiator. Door to:

INNER HALL
Window to the side elevation. Store cupboard, doors to:









BEDROOM ONE
14' 2" x 9' 3" (4.32m x 2.82m)
Window to the rear elevation. Fitted wardrobes, store cupboard housing the Vaillant gas central heating boiler, radiator.

BEDROOM TWO
10' 11" x 10' (3.33m x 3.05m)
Patio doors to the rear elevation. Access to the loft, radiator.

SHOWER ROOM
Window to the side elevation. Suite comprising: Enclosed shower cubicle with combi boiler shower head, low level W.C, with vanity unit, vanity wash hand basin. Tiled walls and floor, chrome towel radiator.

EXTERNALLY

FRONTAGE
A landscaped garden laid to lawn with shrub borders. A driveway provides off road parking. Approx 7' width access. A water tap.

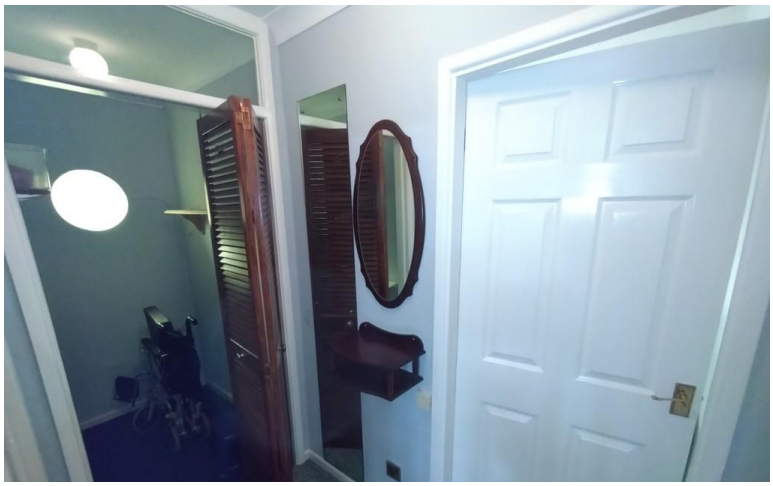
GARAGE/OUTBUILDING
18' 10" x 9' 4" (5.74m x 2.84m)
Brick built construction. Up and over door, window to the side elevation.

REAR
A generous sized landscaped garden with a patio area and steps to the laid to a good sized rear garden area with goes behind other properties so making a large useful garden area.

VIEWING ARRANGEMENTS
Strictly by appointment with the selling agents Shaw's & Company Estate Agents Ltd Telephone 01782 787840 or you can email enquiries@shawsandco.co.uk

FIXTURES AND FITTINGS
NOTE The Agent has not tested any equipment, fittings or services and cannot verify that they are in working order. All items normally designated as fixtures and fittings are excluded from the sale unless otherwise stated. The Agent would also point out that the photographs are taken with a non standard lens. These particulars are set out as a guide and do not form part of a contract, neither has the agent checked the legal documents, purchasers/tenants should confirm the postcode for themselves. All room sizes are approximate at the time of inspection.









Please note, all of our client's properties are sold on a 'SOLD AS SEEN' basis - Unless otherwise stated.

MORTGAGES

If you are seeking a mortgage for a property or require independent financial advice, we can provide a free quotation, please Telephone 01782 787840.

VALUATION

Do you have a property to sell? if so Shaw's & Company Estate Agents Ltd can offer a free valuation and offer No Sale No Fee terms (subject to agency agreement) and advise on the method of sale to suit your requirements. Your property will marketed using the latest methods and internet advertising on multiple internet web sites including Rightmove.co.uk and Zoopla.co.uk. We are open daily, please call us on 01782 787840 .

LOCAL AUTHORITY

Newcastle Borough Council.

COUNCIL TAX BAND B

EPC RATING (PDF available online)

Current: Potential:











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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements