

**Shemilt Crescent Bradeley Stoke-On-Trent ST6 7PL**



**Offers In The Region Of £169,950**

## Shemilt Crescent, Bradeley, Stoke-On-Trent, ST6 7PL

Home is where the heart is and where you feel at ease -  
We're delighted to bring to the market this property that is guaranteed to please -  
Located in popular Bradeley it offers a great location -  
It's a perfect family home with generous accommodation -  
Offering THREE BEDROOMS, lounge, dining room and kitchen too-  
With this wonderful property there is nothing to lose so why not view -  
Off road parking and a lovely rear garden which you need to see -  
Call us now and arrange to view because I'm sure you will agree!

Nestled in the popular area of Shemilt Crescent, Bradeley, this charming link-detached house presents an excellent opportunity for families and investors alike. This much-loved family home boasts a welcoming entrance porch that leads into a spacious lounge, perfect for relaxation and entertaining. The adjoining dining room provides an ideal setting for family meals and gatherings. The property features a fitted kitchen, three bedrooms, and a family bathroom, making it suitable for a variety of living arrangements. With double glazing and central heating throughout, comfort is assured in this inviting residence.

Outside, the property benefits from off-road parking and an attached garage, providing convenience and additional storage options. The enclosed rear garden offers a private outdoor space, perfect for children to play or for hosting summer barbecues.

Although the home requires some general updating, it is packed full of potential, allowing you to put your own stamp on it. With no upward chain, this property is ready for you to make it your own. Don't miss the chance to view this delightful home in a popular location, where you can create lasting memories for years to come.

### Entrance Porch

Double glazed window and double glazed door. Access into the lounge.

### Lounge

14'11" x 14'10" (4.57 x 4.53)

Double glazed bow window to the front aspect. Feature surround inset and hearth housing fire. Radiator. Stairs off to the first floor.



### Dining Room

10'7" x 7'7" (3.23 x 2.33)

Double glazed window. Radiator.



### Kitchen

10'7" x 6'9" (3.24 x 2.08)

Fitted kitchen with a range of wall mounted units, worktops incorporating drawers and cupboards below. Four ring gas hob and built-in oven. Cupboard housing gas central heating boiler. Stainless steel sink with single drainer and mixer tap. Space for appliances. Double glazed window. Side door access.

### First Floor

#### Landing

Useful storage cupboard.

#### Bedroom One

13'1" x 8'9" (4.01 x 2.67)

Double glazed window. Radiator. Useful storage cupboard.



### Bedroom Two

9'11" x 8'9" (3.04 x 2.67)

Double glazed window. Radiator. Useful storage cupboard. Loft access.



### Bedroom Three

8'2" x 5'11" (2.51 x 1.81)

Double glazed window. Radiator. Useful store cupboard.

### Family Bathroom

7'1" x 6'0" (2.16 x 1.83)

White suite comprises, panel bath, pedestal wash hand basin and low level WC. Part tiled splash backs. Radiator. Double glazed window.

### Externally

Low maintenance block paved frontage providing ample off road parking. Access to the attached garage. Enclosed rear garden, mainly laid to lawn.

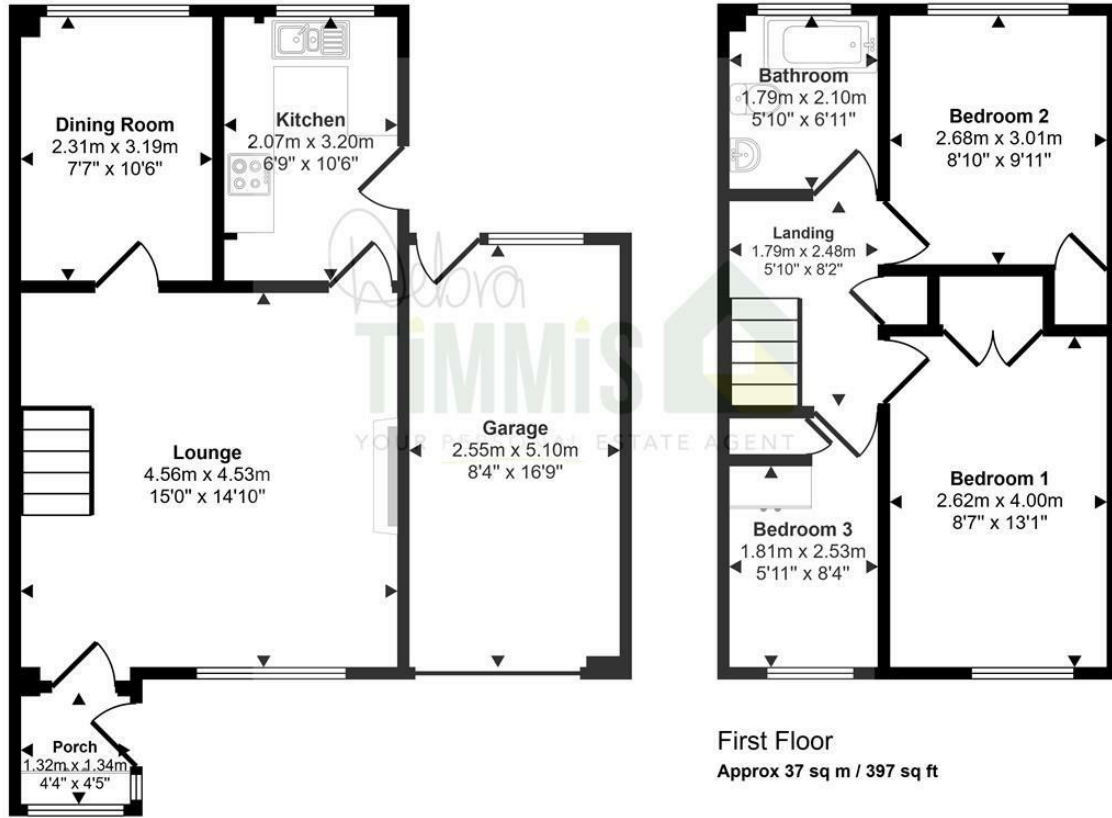
### Garage

17'1" x 8'9" (5.21 x 2.67)

Double doors. Power and light.



Approx Gross Internal Area  
89 sq m / 956 sq ft



Ground Floor  
Approx 52 sq m / 559 sq ft

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.



Tenure: Freehold  
Council Tax Band:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	63	70
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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