27 Abbotts Road

Leek

BURY & HILTON
EST 1963
Part of the Bagshaws Partnership

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

27 Abbotts Road

Leek
Staffordshire
ST13 6EY

* This spacious and very well presented semi-detached family home is ideally located in a popular and well established residential area just on the outskirts of the town centre, offering easy access to shops, schools and amenities.
* The property has been upgraded to a good standard by the current vendors which includes upgraded kitchen and bathroom.
* The property benefits from Upvc double glazing, gas fired central heating and security alarm system.
* Accommodation briefly comprises: Entrance Hall, W.c, Living Room, Dining Room, Kitchen with integrated appliances and Utility Room to the ground floor. Landing Area, Three Bedrooms and luxury Bathroom with bath and separate shower options to the first floor.
* The property occupies a generous sized with block paved driveway to the front providing ample off street parking.
* An excellent sized rear garden area laid mainly to lawn with paved areas, display borders and an elevated decked sitting area, there is also a very useful large garden shed.
* An ideal family home of which an internal inspection is essential.

Offers Over £235,000

3 | 1 | 2 | C

Leek - 01538 383344

leek@buryandhilton.co.uk

BURY & HILTON

General Information

Entrance Hall
Tiled floor. Radiator. Stairs off.

W.c
W.c. with wash basin above. Tiled floor. Cupboard housing central heating boiler.

Living Room
Radiator. Tiled floor. Coving. Log burner style gas fire. Built-in storage cupboards.

Dining Room
Radiator. Tiled floor. Coving.

Kitchen
Wall and base units. Sink unit with drainer, rinser bowl and mixer tap. Gas hob, electric oven and extractor unit above. Spotlights. Integrated fridge, freezer and dishwasher. Tiled floor. Rear door.

Utility Room
Tiled floor. Plumbing point.

Landing Area
Loft access. Storage cupboard.

Bedroom
Radiator. Built-in wardrobes x 2.

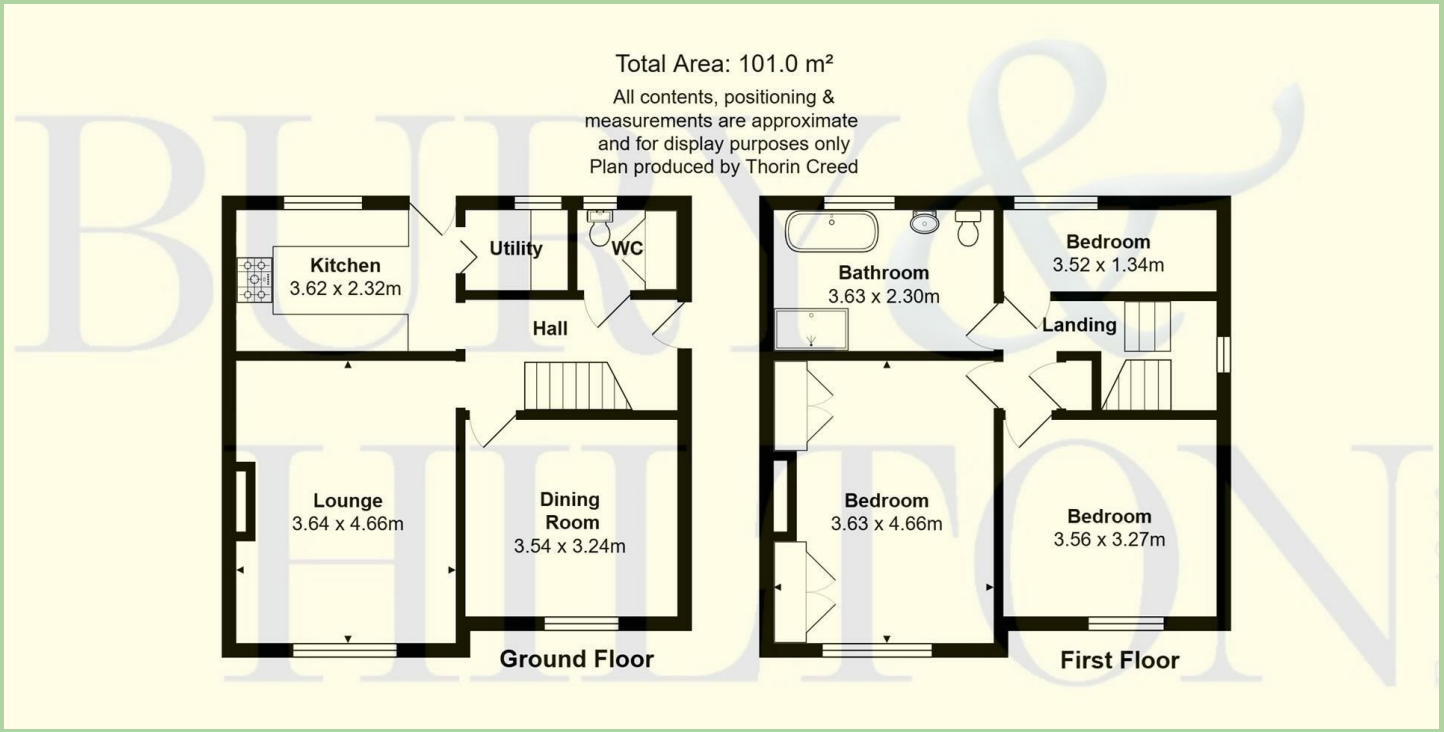
Bedroom
Radiator.

Bedroom
Radiator.

Bathroom
Stand alone feature bath. W.c. Wash basin. Double shower cubicle. Spotlights. Tiled floor. Heated towel rail.

Outside
The property occupies a generous sized with block paved driveway to the front providing ample off street parking. An excellent sized rear garden area laid mainly to lawn

with paved areas, display borders and an elevated decked sitting area, there is also a very useful large garden shed.



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