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84 Church Street
Stoke-on-Trent
ST4 1BS

01782 847083
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- One Bedroom Flat
- Electric heated and Double Glazed
- Council Tax A
- New Kitchen and bathroom
- EPC Band C , Rating 71
- Ask an Adviser for further details



Flat 2, 11 High Street
Stoke-On-Trent, ST10 1AA

Monthly Rental Of
£495

Description

This modernised one bedroom flat. Open plan kitchen and living room, bathroom and bedroom. The property is electric heated and double glazed.

Living Room 9' 5" x 12' 8" (2.88m x 3.87m)

With laminate floor, power points, electric heater.

Kitchen 10' 10" x 5' 6" (3.31m x 1.68m)

Modern fitted kitchen with white wall and base units, granite effect services over. Includes integrated cooker and hob, washer point, PowerPoint

Bathroom 6' 7" x 4' 2" (2.00m x 1.27m)

Modern fitted bathroom suite in white with WC, pedestal basin, enclosed shower cubicle with electric shower. Fully tiled walls and floor. Includes extractor fan.

Bedroom 10' 4" x 13' 1" (3.14m x 4.00m)

With laminate floor, electric heater, PowerPoint, aerial point

Keates Hulme for themselves and for the landlord gives notice that these particulars do not constitute, nor constitute any part of an offer or contract. All statements contained in these particulars are made without responsibility on the part of Keates Hulme or the landlord. None of the statements contained in these particulars are to be relied upon as statements or representations of fact. Any intending tenant must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The landlord does not make or give and neither Keates Hulme nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.



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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Applications/ Marketing Period

If you wish to apply for tenancy you will need to complete the preliminary application form so we can decide if you are likely to pass the referencing process. You should therefore complete the online form. **We wont accept an application unless we have met you.**

If you are successful, we pass your details onto vouch our preferred reference agent. Once we issued the vouch reference request, we will continue to market the property until your application has passed. If your application fails it will be rejected and we no longer accept guarantors.

We don't always accept the first application but allow a period of up to 28 days to select the best applicant for the property.

Standard Terms of Tenancy

If you proceed to lease the property then the initial term of the lease will be for a period of one month.

Once your application has passed we will agree a date and issue the required documents and request the deposit this can be by bank transfer or card (**card payments must clear before you move in and can take 5 days**). Deposits will usually be one months rental. If you have a pet the deposit may be raised by one weeks rental subject to the landlord's approval.

On the day of your tenancy we will ask you to pay your rental for the first month by bank transfer.

Things that we cant do:

We cannot accept any overbid for the rental. The price is fixed and you cannot offer over. As the rental term is fixed to one month we cant accept any more than a months rental. We cannot offer you a term above a month. All these items are the law under the Renters Rights Act 2025

Our Agency

We are a RICS regulated firm and have a clients money protection Scheme with RICS. Our agency are members of the Property Ombudsman Scheme.

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Find an energy certificate (/)

English | [Cymraeg](#)

Energy performance certificate (EPC)

Flat 2 11b High Street Cheadle STOKE-ON-TRENT ST10 1AA	Energy rating C	Valid until:	20 March 2028
		Certificate number:	0959-3859-7177-9628-3781

Property type

Top-floor flat

Total floor area

43 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is C. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)