

6 Field Avenue

Baddeley Green, Stoke-On-Trent, ST2 7AS

Plant your seeds, water it well and watch it grow into the FIELD of your dreams! It's time to harvest your FIELD as I have on offer, a stunningly spacious semi detached property on FIELD Avenue, where dreams can be turned into reality. Beautifully maintained by its current owners, the accommodation on offer comprises a lounge/diner, fitted kitchen, sunroom, two double bedrooms and bathroom. Externally, the property benefits from off road parking to the front and a fully enclosed, landscaped rear garden laid with artificial lawn and detached garage. Situated in Baddeley Green, close to excellent schooling, local amenities, canal towpaths and commuter links to the main town centre. Plant your seeds here and watch it grow, into the FIELD of your dreams! Call today to book a viewing.

£199,950

6 Field Avenue

Baddeley Green, Stoke-On-Trent, ST2 7AS



- VERY WELL PRESENTED SEMI DETACHED PROPERTY IN BADDELEY GREEN
- TWO DOUBLE BEDROOMS
- GOOD SIZED LANDSCAPED REAR GARDEN
- SPACIOUS LOUNG/DINER AND SUN ROOM
- BATHROOM SUITE
- VERY POPULAR LOCATION, SCHOOLING AND AMENITIES
- FITTED KITCHEN
- DETACHED GARAGE AND AMPLE OFF ROAD PARKING

GROUND FLOOR

Entrance Hall

6'2" x 5'7" (1.89 x 1.72)

Composite door to the front aspect and UPVC window to the side aspect. Door to storage cupboard and vertical radiator. Stairs to the first floor.

Lounge/Diner

20'0" x 10'4" (6.11 x 3.17)

UPVC bay window to the front aspect and UPVC sliding doors to the rear aspect. Wall lights and radiator. Tiled walls.

Kitchen

11'0" x 7'3" (3.37 x 2.23)

UPVC window to the rear aspect. Fitted with a range of wall and base storage units with inset stainless steel sink and side drainer. Co ordinating work surface areas and partly tiled walls. Integrated appliances include gas hob with cooker hood above and electric oven. Plumbing for a washing machine and space for a fridge/freezer. Vertical radiator and laminate flooring. Cupboard housing wall mounted combi boiler.

Sun Room

10'11" x 7'8" (3.34 x 2.35)

UPVC patio doors to the side aspect and UPVC windows to the rear and side aspect. Radiator and laminate flooring.

FIRST FLOOR

Landing

6'3" x 4'2" (1.91 x 1.28)

UPVC window to the side aspect. Stairs from the ground floor. Loft hatch access.

Bedroom One

14'0" x 8'11" (4.29 x 2.73)

UPVC window to the front aspect. Radiator and door to storage cupboard.

Bedroom Two

10'7" x 9'11" (3.24 x 3.03)

UPVC window to the rear aspect. Radiator.

Bathroom

6'2" x 5'3" (1.88 x 1.62)

UPVC window to the rear aspect. Fitted with a suite comprising bath with shower above, wash hand basin and low level WC. Fully tiled walls and radiator.

EXTERIOR

To the front of the property there is a tarmacadam drive way with double gates leading to the side access. The rear is enclosed with Indian stone patio, artificial lawn and decked area.

Garage

19'1" x 9'3" (5.82 x 2.83)

Electric up and over door to the front aspect. Power and light.

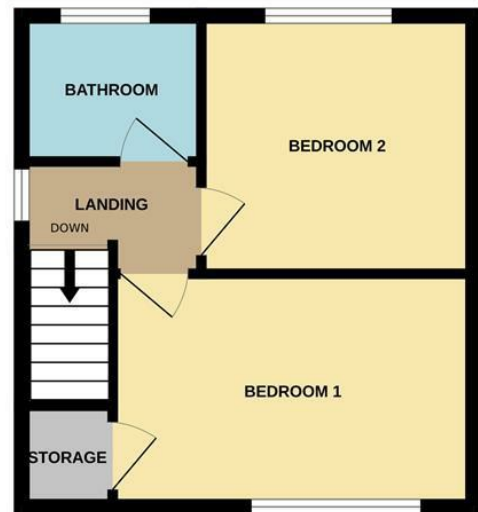


Floor Plan

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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