



41 Clive Avenue

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

Welcome to your new address! Turn the key and walk through the door, this house on Clive Avenue in Baddeley Green will be all you want and more! Stunningly presented throughout and maintained to a high standard, this semi detached home will definitely make your dreams become a reality. The accommodation on offer comprises, a welcoming entrance hall, lounge with bay window and multi fuel burner, modern fitted kitchen with appliances and patio doors leading out onto the rear garden. To the first floor, you will find three bedrooms and a modern family bathroom. Externally, the property has ample off road parking to the front with a side lean to perfect for storage. A fully enclosed rear garden, with an Indian stone patio and artificial lawn. A good sized summer house equipped with light and power currently used as a home gym space. So dont delay, call and book your viewing today!

Offers in excess of £225,000

41 Clive Avenue

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



- VERY WELL MAINTAINED SEMI DETACHED PROPERTY
- THREE BEDROOMS
- SIZEABLE SUMMER HOUSE WITH LIGHT AND POWER.
- LOUNGE WITH MULTI FUEL BURNER
- CONTEMPORARY BATHROOM SUITE
- AMPLE OFF ROAD PARKING
- MODERN FITTED KITCHEN/DINER
- ENCLOSED LOW MAINTENANCE REAR GARDEN, STORAGE LEAN TO THE SIDE
- VERY SOUGHT AFTER LOCATION. CLOSE TO SCHOOLING AND AMENITIES

GROUND FLOOR

Entrance Hall

12'3" x 5'9" (3.74 x 1.77)

Composite door to the front aspect and UPVC window to the side aspect. Stairs to the first floor and door to under stair storage cupboard. Laminate flooring.

Lounge

13'11" x 11'1" (4.26 x 3.39)

UPVC bay window to the front aspect. Multi fuel burner and radiator. Laminate flooring.

Kitchen/Diner

17'5" x 9'3" (5.31 x 2.82)

UPVC patio doors to the rear aspect and UPVC window to the side aspect. Fitted with base storage units and inset stainless steel sink and side drainer. Co ordinating work surface areas. Integrated appliances include electric oven and electric hob with cooker hood above. Plumbing for a washing machine and space for a fridge/freezer. Radiator and door to storage cupboard housing combi boiler.

FIRST FLOOR

Landing

10'0" x 8'4" (3.07 x 2.56)

UPVC window to the side aspect. Stairs from the ground floor.

Bedroom One

12'4" x 10'0" (3.77 x 3.07)

UPVC window to the front aspect. Fitted wardrobes and radiator.

Bedroom Two

10'4" x 9'6" (3.15 x 2.91)

UPVC window to the rear aspect. Radiator and loft hatch access.

Bedroom Three

6'10" x 5'9" (2.10 x 1.76)

UPVC window to the front aspect. Radiator.

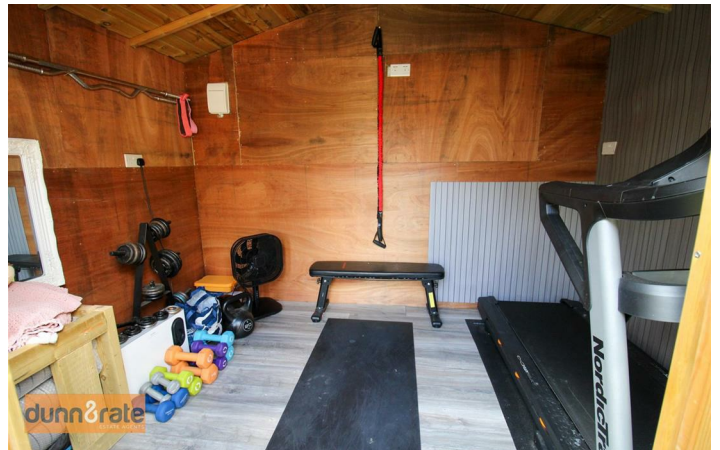
Bathroom

6'7" x 5'11" (2.03 x 1.81)

UPVC window to the rear aspect. Fitted with a suite comprising p-shaped bath with waterfall shower above, vanity wash hand basin and low level W/C. Partly tiled walls and tiled flooring. Radiator.

EXTERIOR

To the front of the property there is a tarmacadam drive. To the side there is gated access to a side storage lean to space. To the rear there is an enclosed low maintenance garden with Indian stone patio and artificial lawn. A sizeable summer house with power and light.



Floor Plan



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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