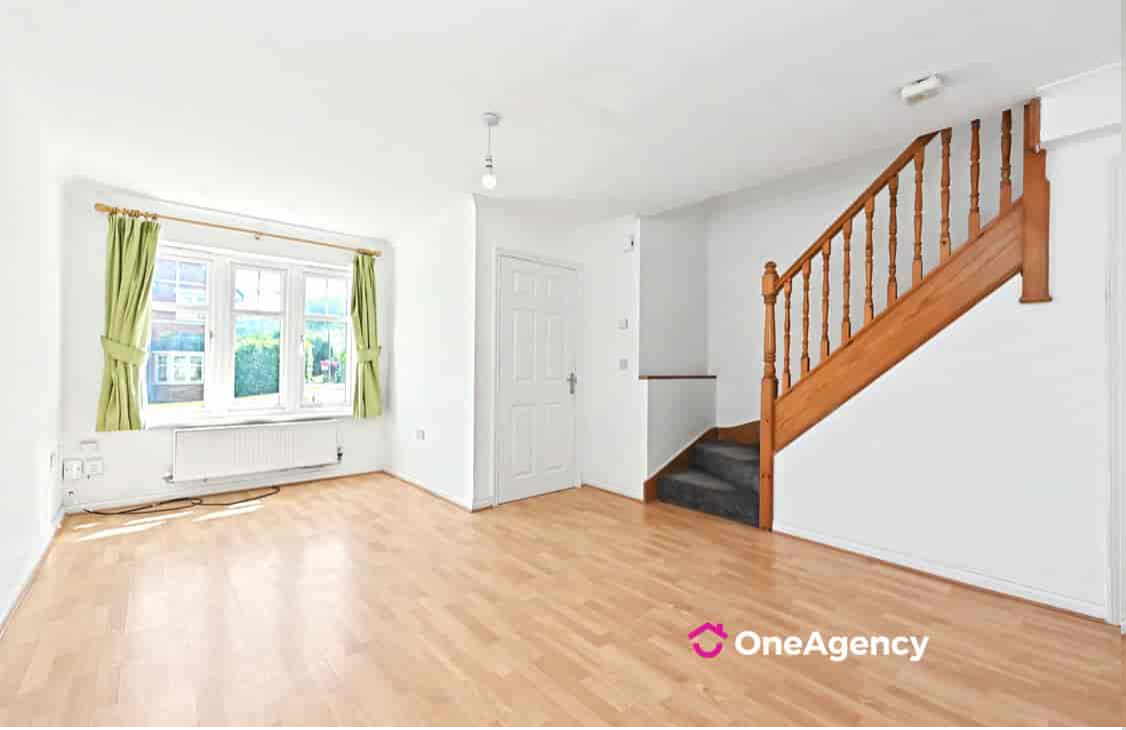


Treacle Row, Silverdale

OneAgency
01782 970222
hello@oneagencygroup.co.uk





Offers in Excess of

£200,000

A modern three bedroom semi-detached house offered for sale with no upward chain, conveniently located for access to Newcastle-under-Lyme town centre, Keele University, local amenities and the M6 motorway network. The property is also well positioned for commuters, with Stoke-on-Trent Railway Station approximately 5 miles away and Crewe approximately 11 miles away. The well-planned accommodation comprises a lounge, dining kitchen and ground floor WC, whilst to the first floor there are three bedrooms and a family bathroom. Externally, the property benefits from a driveway leading to a brick-built garage. An ideal purchase for first-time buyers or families alike.







Entrance Hall

Laminate floor, door to front.

Lounge

Double glazed window to front, two radiators, stairs to first floor, under stairs storage, laminate floor.

Dining Kitchen

Double glazed French doors to rear, fitted kitchen with a range of wall, base and drawer storage units, fitted oven and hob with extractor above, wall mounted boiler, laminate floor, double glazed window to rear, part tiled walls.

Ground Floor WC

Double glazed window to front, WC, hand wash basin, radiator.

Landing

Access to loft, airing cupboard with storage, double glazed window to side.

Bedroom One:

Two double glazed windows to front, two radiators, fitted wardrobes, laminate floor.

Bedroom Two

Double glazed window to rear, radiator, laminate floor.

Bedroom Three

Double glazed window to rear, radiator, laminate floor.

Bathroom

Bathroom suite comprising of panel bath, WC and hand wash basin, part tiled walls, radiator.

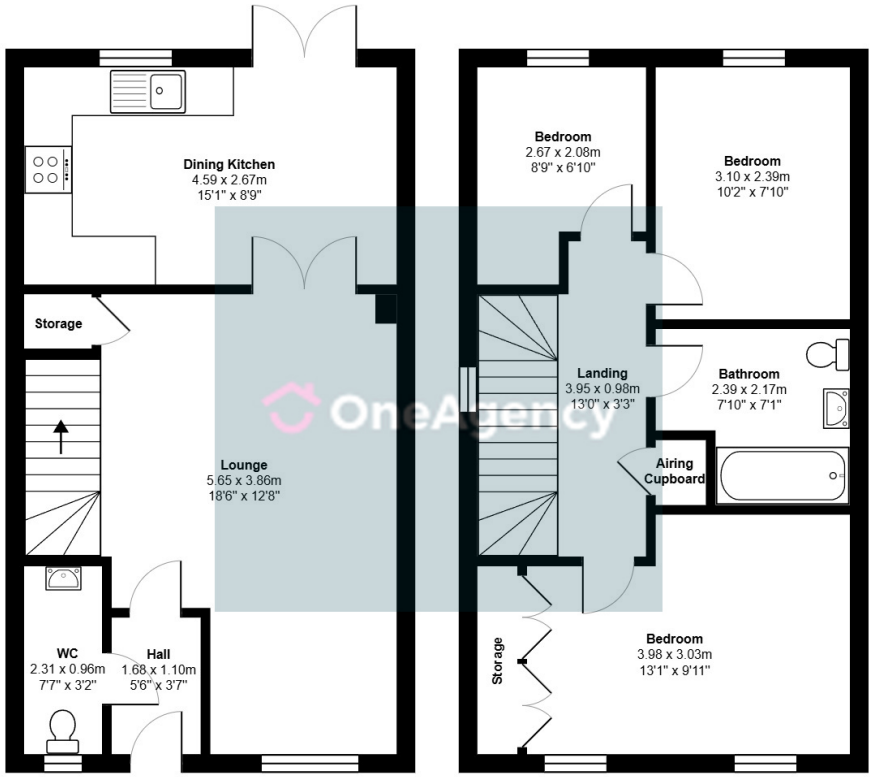
Outside

Ample off road parking for several vehicles leading to brick built garage. Rear garden with lawn and patio area.

Agents Notes

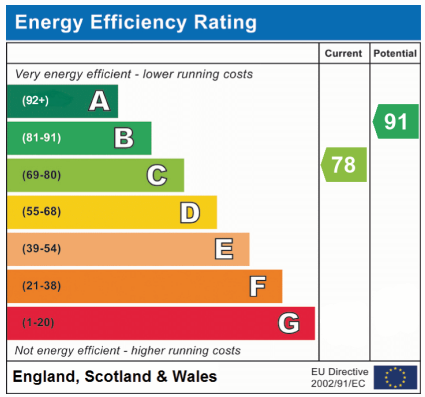
Newcastle-under-Lyme Council Tax Band C

Important Notice
All descriptions, dimensions, and references are given in good faith but are approximate and for guidance only. Measurements are not exact. Fixtures, fittings, and services have not been tested. Buyers must satisfy themselves as to the accuracy of all information by inspection and professional advice.



All measurements are approximate and for display purposes only

OneAgency



The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.UK

OneAgency, Stone House 55 Stone Road Business Park, Stoke-on-Trent, ST4 6SR
01782 970222
hello@oneagencygroup.co.uk

Every attempt has been made to ensure accuracy, however, all measurements are approximate and for illustrative purposes only. Not to scale.
In accordance with The Consumer Protection from Unfair Trading Regulations 2008 the following particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures and fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.