

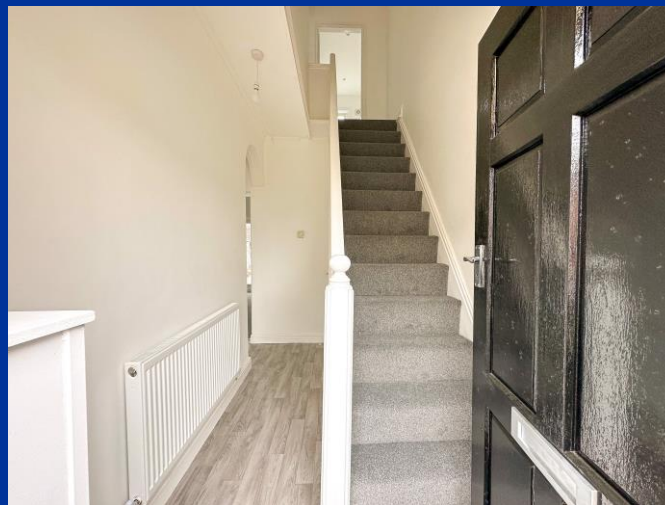


Shepherd Street, Biddulph, ST8 6HZ.
£135,000

Whittaker ^{Est. 1930}
& Biggs

Shepherd Street, Biddulph, ST8 6HZ.

This exceptional sized terrace home offers truly spacious accommodation which will pleasantly surprise you. Internally the extensive accommodation includes a versatile open plan combined lounge & dining room together with a newly fitted modern kitchen & adjoining open plan family room or alternative dining room. To the first floor there are two double bedrooms enjoying partial views on the horizon towards Mow Cop Castle. There is also a new modern family bathroom. Offering a conveniently placed location close to Biddulph town centre, its amenities & local First School, Kingsfield. This superb sized home must be viewed to fully appreciate the extended accommodation it holds.



Entrance Hall

Having stairs to first floor landing, under stairs storage cupboard, radiator, laminate effect vinyl flooring.

Lounge 10' 4" x 11' 3" (3.15m x 3.42m)

Having UPVC window to front aspect, radiator, newly fitted carpet.

Open Plan Living Kitchen 12' 10" x 5' 9" (3.92m x 1.76m)

Modern kitchen units with fitted work surface over incorporating a single drainer stainless steel sink unit with mixer tap, Upvc window to rear aspect. Integral four ring ceramic hob with stainless steel chimney style extractor over, electric combination oven. Plumbing for washing machine, radiator. Opening through to:-

Open Plan Dining Room 10' 3" x 12' 3" (3.12m x 3.73m)

Having UPVC doors leading to rear garden, radiator and newly fitted carpet.

First Floor Landing

Stairs leading to first floor landing.

Family Bathroom

Having a white modern suite comprising of a panelled bath/shower, low level w.c, pedestal wash hand basin. Cupboard housing newly installed boiler. Spotlights, radiator, obscured UPVC window to rear aspect.

Bedroom One 12' 5" x 11' 4" (3.79m x 3.45m)

Having two UPVC windows to front aspect, small space for storage, loft access and newly fitted carpet.

Bedroom Two 12' 3" x 9' 6" (3.74m x 2.90m)

Having UPVC window to rear aspect overlooking the garden, radiator and newly fitted carpet.

Externally

Low maintenance enclosed rear garden with vehicular rear access.

EPC Rating: D

Tenure: believed to be Freehold











IMPORTANT: Whittaker & Biggs for themselves and for the vendors or lessors of this property whose agents they are give notice that the particulars are produced in good faith and are set out as a general guide only and do not constitute any part of a contract and no person in the employment of Whittaker & Biggs estate agents has any authority to make or give any representation or warranty in relation to this property. The agent has not tested any apparatus, equipment, fittings or services and so cannot guarantee they are in working order, or fit for their purpose. The agent would also like to point out that the majority of the photographs used on their brochures and window displays are taken with non standard lenses.

34 High Street Biddulph Stoke-On-Trent Staffordshire ST8
6AP
T: 01782 522117
E: biddulph@whittakerandbiggs.co.uk

www.whittakerandbiggs.co.uk

Whittaker ^{Est. 1930}
& Biggs