



Zurich Avenue, Stoke-On-Trent, ST8 7FA.
£210,000



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This beautifully presented modern semi detached home will appeal to a variety of purchasers including FTB, Families & Downsizers. The modern home offers economical benefits with its low cost living whilst its modern open plan design is perfect for family life & entertaining. The modern on trend kitchen has a full range of integral appliances. There are 3 good sized bedrooms & a modern & bright first floor family bathroom, plus there's the convenience of a ground floor cloaks. Externally there is a private driveway & a fantastic sized rear garden. On the cusp of this popular development which is close to local Schools Oxhey & Woodhouse plus nearby leisure facilities & the local family pub & restaurants.



Entrance Hall

Having a front entrance door with obscured glass panel, wood effect Laminate flooring, wall mounted alarm controls. Radiator.

Ground Floor Cloaks

Having a modern white suite, comprising of low-level WC, pedestal wash hand basin with chrome taps. Radiator, splashback tiling, extractor fan to ceiling, wood effect laminate flooring.

Open Plan Lounge/Kitchen Diner 11' 3" x 10' 4" (3.43m x 3.14m)

Overall measurement 7.93m. Having a range of modern on trend white gloss units with contrasting work surface over incorporating a 1 1/2 bowl single drainer sink unit with mixer tap over. Range of integral appliances including a four ring gas hob with a stainless steel chimney style extractor fan over, glass splashback, electric combination oven and grill, dishwasher, fridge and freezer. Cupboard concealing Potterton gas fired, central heating boiler. Tiled flooring, UPVC double glazed window to front aspect, inset LED lighting and mains fitted smoke alarm to ceiling. Defined tiled flooring.

Open Plan Loung/Diner 15' 7" x 11' 6" (4.75m x 3.50m)
Extending to 4.45m opening into open plan dining area. Upvc window to side aspect, radiator, stairs to 1st floor landing. Walk-in store cupboard. Defined lounge area, having UPVC double glazed french doors to the rear aspect with full length glaze windows with matching side panels allowing optimum light & access to the rear gardens. Radiator, multi TV aerial points.

First Floor Landing

Having access to loft space, built-in storage cupboard with shelving.

Bedroom One 8' 2" x 14' 9" (2.49m x 4.49m)

Upvc double glazed window to rear and side aspect, radiator, TV aerial point.

Bedroom Two 8' 2" x 10' 11" (2.50m x 3.32m)

Upvc double glazed window to front aspect, radiator, wall mounted TV point.

Bedroom Three 7' 2" x 9' 2" (2.19m x 2.79m)

Upvc double glazed window to rear aspect, radiator.

Family Bathroom 6' 10" x 4' 3" (2.09m x 1.29m)

Having a modern white suite comprising of pedestal wash hand basin, low-level WC with concealed cistern and panelled bath over bath thermostatically controlled shower with mixer tap. Fitted display shelving, half tiled walls, tiled floor, chrome heated towel, radiator, recess LED lighting to ceiling, UPVC double glazed obscure window to front aspect.

Externally

The property has a side driveway providing off road parking. There is gated access to the rear garage & bin access. Paved path to the front of the property with attractive shrub borders & external light. To the rear there is a fully enclosed rear garden laid to lawn extending to the side. Adjoining paved patio, fully enclosed via modern fenced panels.

Note:

Council Tax Band: Believed to be Freehold

EPC Rating: C











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