

STEPHENSON BROWNE

Booth Street, Chesterton, Newcastle-Under-Lyme

ST5 7PU

3 1 1

£180,000

DESCRIPTION

This chain-free three-bedroom end townhouse offers well-proportioned accommodation throughout and represents an excellent opportunity for first-time buyers, families and investors alike. Ready to move straight into, the property provides practical living space, off-road parking and a low-maintenance garden, whilst also offering purchasers a blank canvas to modernise and personalise over time. The property is approached via a driveway to the front providing off-road parking for two vehicles. A useful walkway to the left-hand side of the house provides convenient access through to the rear garden. Upon entering the property, you are welcomed into an entrance hallway with access to a handy ground floor WC. The hallway leads through to a spacious living room, offering ample space for a range of furniture and providing a comfortable setting for both relaxing and entertaining. The staircase rises to the first floor from the lounge, creating a practical and well-balanced layout.

To the rear of the property is the kitchen dining room, offering plenty of space for everyday family life. A useful understairs storage cupboard provides additional practicality, whilst French doors open directly onto the rear garden and allow natural light to flow into the room.

The rear garden is arranged over tiers and has been designed with low maintenance in mind, making it ideal for those looking to enjoy outdoor space without the burden of extensive upkeep.

To the first floor are three well-proportioned bedrooms, a family bathroom and a useful airing cupboard, providing valuable additional storage space. Situated within the popular residential area of Chesterton, the property enjoys easy access to a wide range of local amenities, schools, shops and transport links. Newcastle-under-Lyme town centre is only a













short distance away, whilst the A34, A500 and M6 motorway network are easily accessible for commuters.













ROOM DESCRIPTIONS

Ground Floor

Entrance Hall
3'10" x 6'7"

W.C.
2'10" x 6'8"

Living Room
15'2" x 11'8"

Kitchen
8'3" x 14'7"

Pantry/ Understairs Storage
2'6" x 5'10"

First Floor

Bedroom One
14'7" x 8'3"

Airing Cupboard

Bathroom
7'6" x 6'1"

Bedroom Two
9'6" x 7'0"

Bedroom Three
7'1" x 6'1"

Stephenson Browne AML Disclosure
Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction . This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.









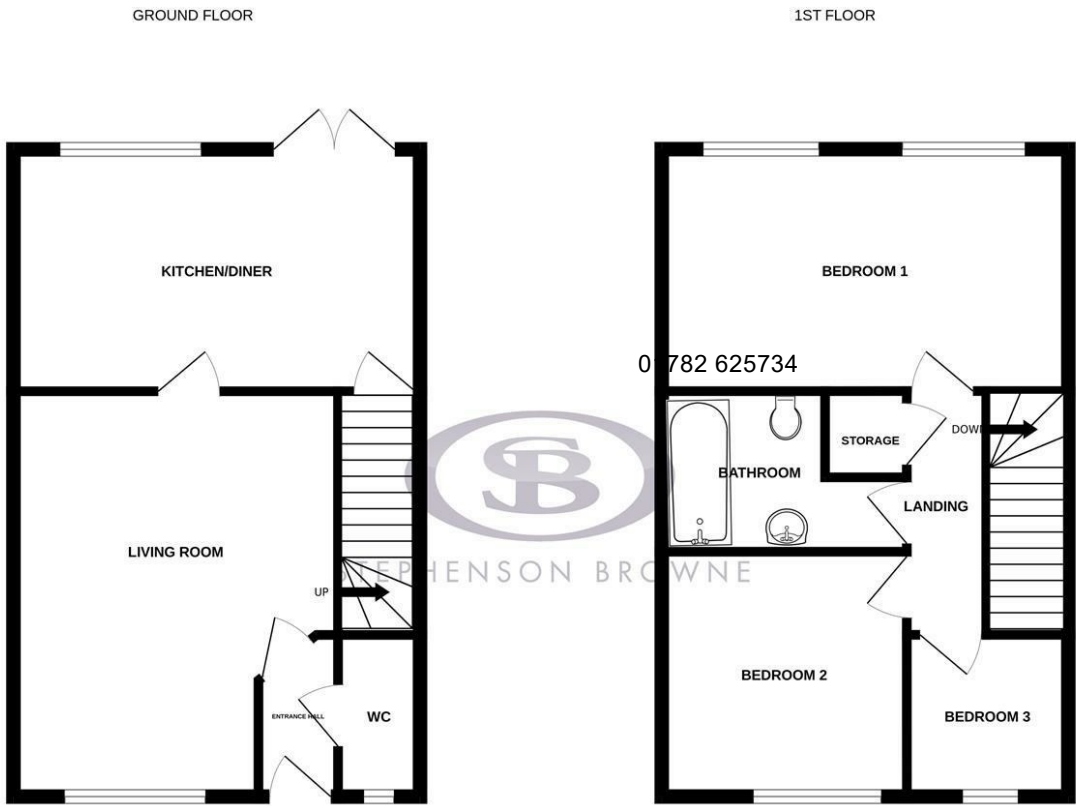





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Floorplans

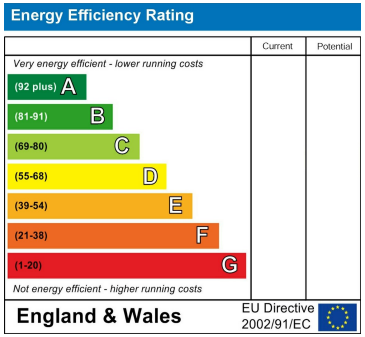


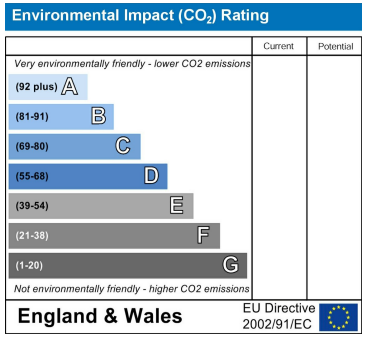
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Area Map



EPC Rating





Viewing

Please contact our office using the details provided on the final page if you are interested in booking a viewing or require further information.

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