SAMUEL MAKEPEACE
BESPOKE ESTATE AGENTS

£240,000

Burnwood Grove, Kidsgrove, Stoke On Trent



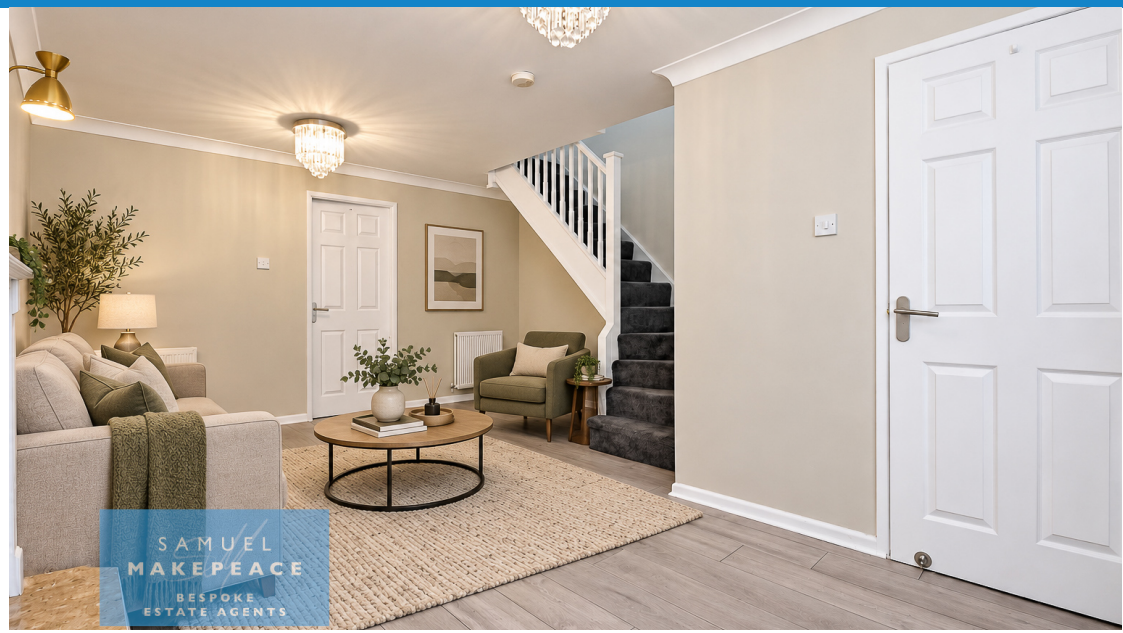
3 Bedrooms | 2 Bathrooms | 2 Receptions

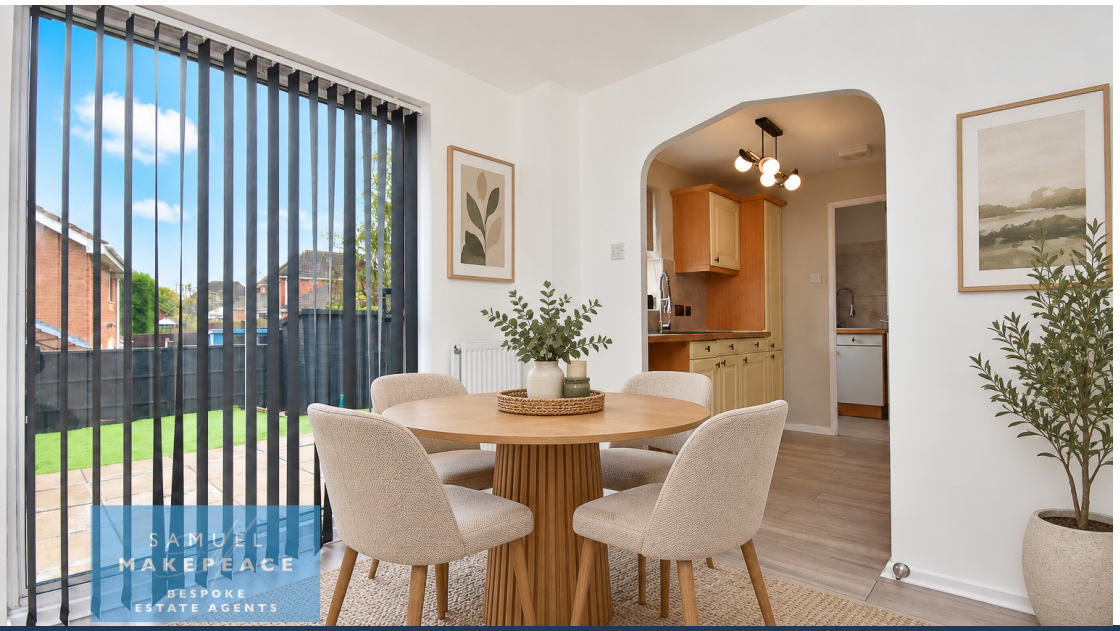
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SPACIOUS THREE-BEDROOM FAMILY HOME
LARGE LOUNGE WITH BAY WINDOW
OPEN-PLAN KITCHEN/DINING AREA WITH PATIO DOORS TO THE GARDEN
SEPARATE LAUNDRY ROOM
VERSATILE STUDY / HOME OFFICE
MASTER BEDROOM WITH PRIVATE EN-SUITE
TWO WELL-PROPORTIONED ADDITIONAL BEDROOMS
STYLISH FAMILY BATHROOM
DRIVEWAY PROVIDING PARKING FOR MULTIPLE VEHICLES
LOW-MAINTENANCE REAR GARDEN WITH PATIO, ARTIFICIAL LAWN & REAR ACCESS

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Light up your property search with this brilliant home on Burnwood Grove! Freshly skimmed and redecorated throughout, with new flooring, new kitchen appliances, newly fitted bathrooms and downstairs WC, plus a new boiler benefiting from a 10-year warranty from July 2026, this impressive property offers the perfect blank canvas for buyers looking to simply move in and make it their own. Step through the entrance hall and you are welcomed into a generous lounge, where a large bay window floods the room with natural light and a feature electric fireplace creates an inviting focal point. The separate dining area is ideal for family meals and entertaining, with sliding patio doors opening directly onto the rear garden, while its open-plan connection to the kitchen gives the space a sociable, modern feel. The kitchen itself offers a range of fitted units and plenty of work surface space, complemented by a separate laundry room with sink, base units and its own door leading outside. A versatile study with laminate wood flooring provides the perfect home-working space, playroom or snug, while a useful store room and handy ground-floor WC complete the downstairs accommodation. Upstairs, the spacious master bedroom benefits from its own private en-suite, fitted with a shower, hand wash basin and low-level WC. Two further well-proportioned bedrooms provide plenty of room for family, guests or home working, while the family bathroom is partially tiled and fitted with a bath, hand wash basin and low-level WC. With generous room sizes and a fresh, neutral finish throughout, this is a home offering plenty of space without dictating your style — leaving you free to add your own finishing touches. Outside, a driveway to the front provides off-road parking for multiple vehicles, while the rear garden has been designed with easy maintenance in mind, featuring a paved patio area, artificial lawn and useful rear access. Spacious, versatile and refreshed from top to bottom, this is one opportunity you won't want to let go up in smoke — make your move to Burnwood Grove and get ready to feel right at home! Contact Samuel Makepeace Bespoke Estate Agents Today! Disclaimer : All property particulars are provided in good faith and are believed to be accurate to the best of our knowledge at the time of publication. Samuel Makepeace (Newcastle & Stoke) Ltd t/a Samuel Makepeace Bespoke Estate Agents cannot accept any responsibility for any errors, omissions, or misstatements. Prospective purchasers are advised to verify the details independently and should not rely solely on the information provided when making decisions. Buyers will be required to complete a mandatory AML check and pay the subsequent fees. These particulars remain the property of Samuel Makepeace Bespoke Estate Agents Stoke on Trent, Newcastle Under Lyme & Alsager. *Virtual Furnishing has been used in this advert*

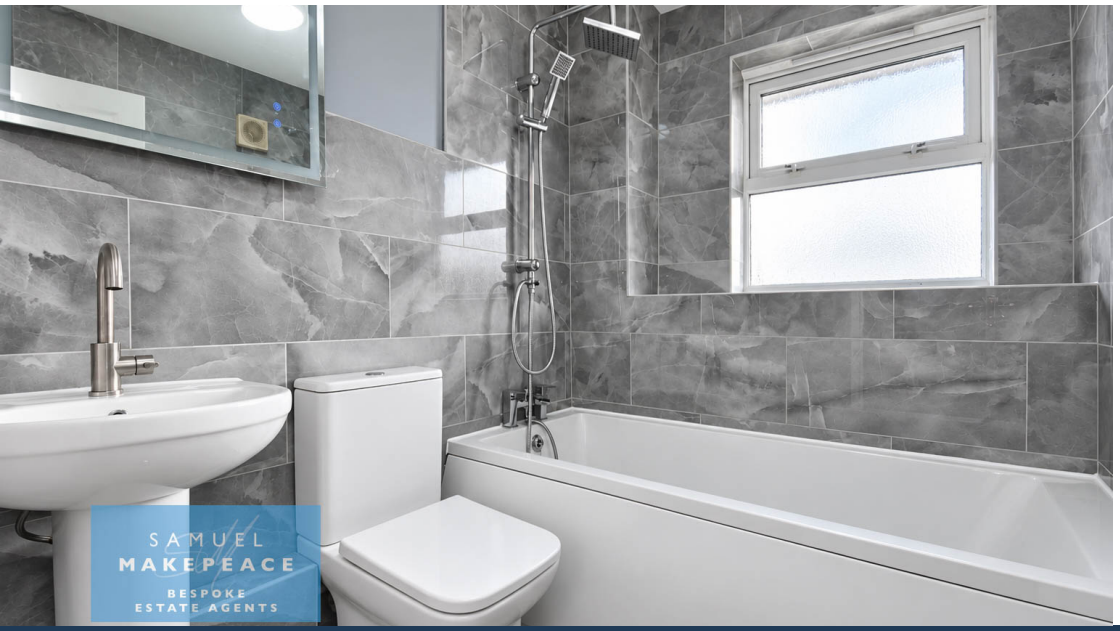
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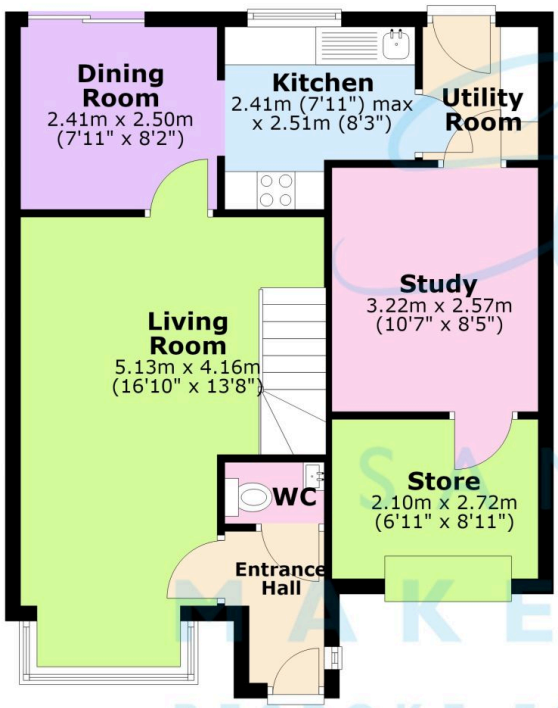


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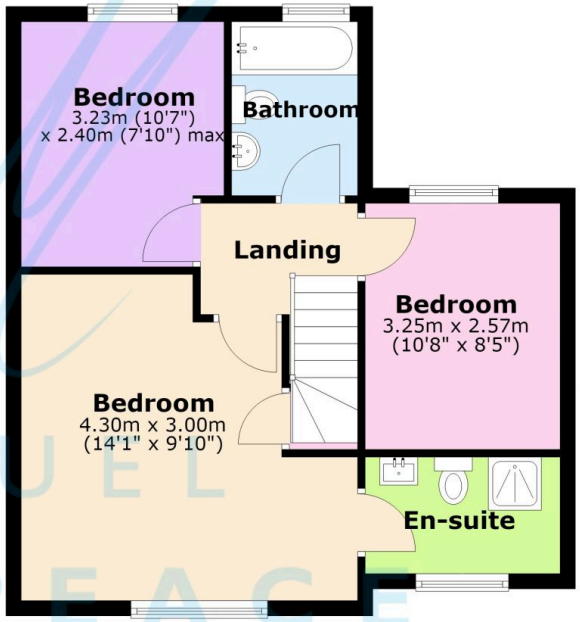
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Ground Floor

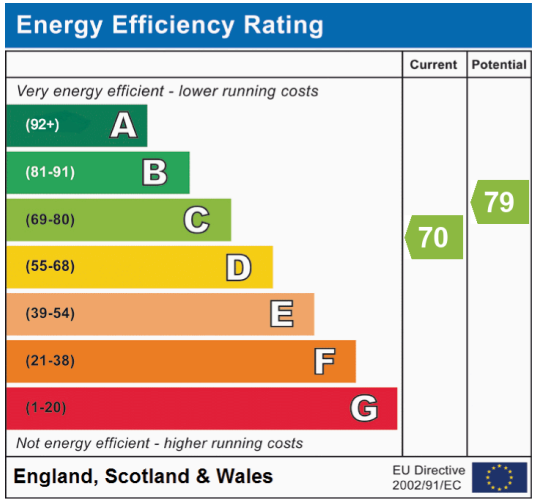


First Floor



Total area: approx. 98.2 sq. metres (1056.6 sq. feet)

Floorplans are provided as a guide only. All measurements are not to be relied upon. To confirm any measurements and layouts you must check yourself. Samuel Makepeace Bespoke Estate Agents do not accept any liability for the accuracy of this.
Plan produced using PlanUp.



Address: Kidsgrove, ST7

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