

FOR SALE



Woodberry Avenue, Trent Vale, Stoke-on-Trent

3 Bedrooms, 1 Bathroom, Semi-Detached House

Offers In Excess Of £150,000



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- No Onward Chain
- Semi-Detached Property
- Three Bedrooms
- Gardens Front & Rear
- Breakfast Kitchen

ENTRANCE HALL Entered via a UPVC front door, stairs to first floor.

LOUNGE/DINER 18' 5" x 13' 0" (5.63m x 3.98m) Having double glazed window to the front elevation and patio doors to the rear opening onto the rear garden, electric fireplace, wood effect laminate flooring, radiator.

KITCHEN 11' 5" x 10' 7" (3.50m x 3.24m) Fitted with wall and base units with worksurface over which incorporates a stainless steel sink unit and drainer, integrated oven and hob, space for appliances, double glazed window to the rear elevation, housing gas boiler, ceramic tiled floor, radiator.

BEDROOM ONE 13' 0" x 11' 4" (3.97m x 3.46m) Double glazed window to the rear elevation, radiator.

BEDROOM TWO 8' 9" x 8' 9" (2.69m x 2.69m) Double glazed window to the rear elevation, built in storage cupboard, radiator.

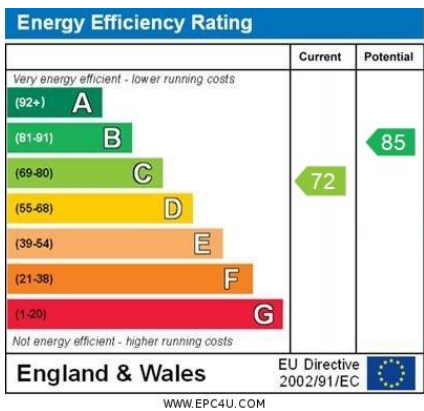
BEDROOM THREE 9' 10" x 6' 11" (3.02m x 2.13m) Double glazed window to the front elevation, radiator.

BATHROOM 9' 1" x 5' 6" (2.79m x 1.68m) White suit comprising; low level WC, pedestal hand wash basin, bath and shower unit, double glazed window to the side elevation, ceramic tiled floor, radiator.

EXTERNAL To the front of the property there is a garden with path to the front door, the rear garden is a good size with paved patio area and turfed lawn.











Ground Floor

First Floor

All measurements are approximate and for display purposes only

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