



1 Abbey Wood Close
Leek



Part of the Bagshaws Partnership

Estate Agents. Valuers. Auctioneers. Chartered Surveyors
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1 Abbey Wood Close

Leek
Staffordshire
ST13 8YF

- * This detached bungalow is delightfully situated in a small, quiet cul-de-sac in what is a well established and highly sought after residential area in the west-end of town.
- * The property itself has been maintained to an excellent standard, providing good sized two bedroomed accommodation.
- * The property briefly comprises: Entrance Hall, Living Room, Kitchen / Diner, Two Bedrooms and Shower Room.
- * The property enjoys the benefit of gas fired central heating, double glazing throughout and solar panels.
- * The property occupies a generous sized corner plot with driveway providing off street parking and gardens to front, side and rear aspects.
- * Offered For Sale With No Upward Chain Involved
- * PLEASE NOTE: Purchasers must be 55 years of age or more to be eligible to purchase the property.



Offers In The Region Of £275,000



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General Information

Entrance Hall

Radiator.

Living Room 16'7 x 11'6 (5.05m x 3.51m)

Radiator. Electric fire. Double doors to:

Conservatory 9' x 13'11 (2.74m x 4.24m)

Radiator. Tiled floor. Side door. Access to:

Kitchen 16'7 x 9'1 (5.05m x 2.77m)

Wall and base units. Sink unit with drainer, rinsen bowl and mixer tap. Plumbing point. Electric hob and oven with extractor unit above. Radiator. Tiled floor. Cupboard housing central heating boiler. Double doors to Conservatory.



Bedroom 11'6 x 10' (3.51m x 3.05m)

Radiator. Loft access.



Bedroom 10' x 9'1 (3.05m x 2.77m)

Radiator.

Shower Room 7'4 x 5'8 (2.24m x 1.73m)

Shower area. W.c. Wash basin. Heated towel rail. Tiled walls.



Outside

The property occupies a generous sized corner plot with driveway providing off street parking and gardens to front, side and rear aspects.



Agents Notes

Bury & Hilton have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bury & Hilton and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on information available at the time of printing.



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