



78 Haslemere Avenue Milton, Stoke-On-Trent, ST2 7AU

It's always good to touch the GREEN GREEN GRASS of home! Well I have a semi detached property on offer with enough green green grass than that to rival the likes of Wembley Stadium. Nestled away in the corner of Haslemere Avenue this spacious semi detached property sits on an extremely sizeable plot and is sold with no upward chain. The accommodation on offer comprises a large lounge, kitchen/diner, utility room, three bedrooms, bathroom with separate W.C. Externally the property sits on a huge plot laid mainly to lawn, with mature fruit trees, pretty pond and paved patio. To the front the property benefits from ample off road parking and a detached garage. Located in the popular village of Milton, close to local amenities, schooling and canal towpaths. So let me point you in the right direction and head on over to the GREEN GREEN GRASS of your new home! Call today to book a viewing.

VIEWINGS BY APPOINTMENT ONLY

Offers in the region of £142,000

78 Haslemere Avenue

Milton, Stoke-On-Trent, ST2 7AU



- SPACIOUS SEMI DETACHED PROPERTY
- KITCHEN/DINER
- BATHROOM & W.C
- NO UPWARD CHAIN
- SITTING ON A SIZEABLE PLOT
- UTILITY ROOM
- AMPLE OFF ROAD PARKING & GARAGE
- LARGE LOUNGE
- THREE BEDROOMS
- POPULAR LOCATION

GROUND FLOOR

Entrance Hall

4'4" x 3'4" (1.33 x 1.02)

The property has a double glazed entrance door to the front aspect. Stairs leading to the first floor. Radiator.

Lounge

19'7" x 11'5" (5.98 x 3.49)

A double glazed window overlooks the front aspect with double glazed sliding doors leading out to the rear. Fireplace house coal fire. Television point.

Kitchen/Diner

11'0" x 9'7" (3.36 x 2.93)

A double glazed window overlooks the rear aspect. Fitted with a range of wall and base storage units with inset Asterite sink unit and side drainer. Coordinating work surface areas and fully tiled walls. Space and plumbing for washing machine. Pantry cupboard. Radiator.

Utility Room

6'5" x 6'3" (1.96 x 1.91)

A double glazed window overlooks the side aspect coupled with an access door leading out to the side of the property. Space and plumbing for fridge/freezer and tumble dryer. Under stairs storage cupboard. Electric cooker point.

First Floor Landing

9'11" x 2'6" (3.03 x 0.78)

Loft access hatch. Airing cupboard housing hot water cylinder. Radiator.

Bedroom One

11'7" x 10'6" (3.54 x 3.22)

A double glazed window overlooks the front aspect. Fitted storage cupboard. Radiator.

Bedroom Two

13'7" x 8'8" (4.15 x 2.65)

A double glazed window overlooks the rear aspect. Radiator.

Bedroom Three

10'9" x 6'4" (3.29 x 1.94)

A double glazed window overlooks the front aspect. Radiator.

Bathroom

6'2" x 4'7" (1.90 x 1.40)

A double glazed window overlooks the rear aspect. Fitted with a suite comprising bath with shower over and vanity hand wash basin. Fully tiled walls.

W.C

5'5" x 2'3" (1.66 x 0.70)

A double glazed window overlooks the rear aspect. Low level W.C and fully tiled walls.

EXTERIOR

To the front property has a paved driveway leading down the side of

the property to the garage. laid with a patch of grass and flower bed border. To the rear the property sits on a substantially large garden plot, laid mainly to lawn with mature fruit trees and shrubbery. There is paved patio seating area, garden pond and greenhouse and shed area.

Garage

Up and over door with a window to the side.

Council Tax Band

Council Tax Band- A

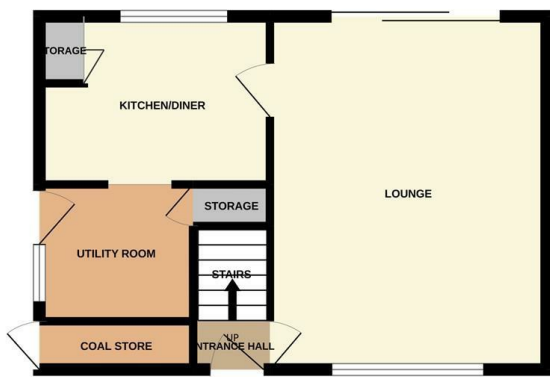
Purchaser should seek confirmation prior to completion

FIRST FLOOR

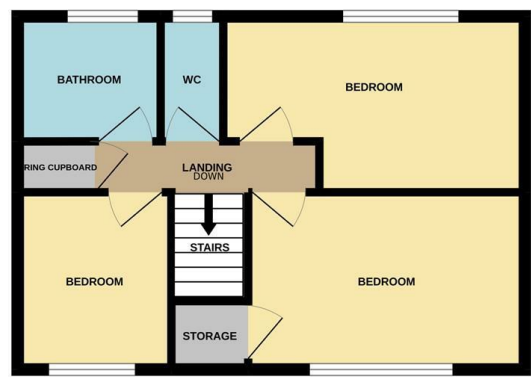


Floor Plan

GROUND FLOOR



1ST FLOOR



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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