



8 Ferndown Drive

, Clayton, Newcastle-Under-Lyme, ST5 4BP

£1,100 Per month



"Easy living, all on one level"

A detached bungalow with driveway parking, garage and low-maintenance gardens, available immediately.

Situated in a pleasant cul-de-sac location, this two-bedroom detached bungalow offers comfortable single-storey living, ideal for those seeking a practical and easy-to-maintain home.

The property benefits from ample off-road parking, a detached garage and attractive low-maintenance gardens. Internally, the accommodation comprises a good-sized lounge, fitted kitchen, two bedrooms and a bathroom.



Denise White Estate Agents Comments

We are pleased to offer this charming two-bedroom bungalow, situated within a peaceful cul-de-sac in a popular residential location with convenient access to local amenities, transport links and nearby town centres.

The property offers comfortable single-storey living, comprising a spacious lounge, fitted kitchen, two bedrooms and a bathroom. Featuring neutral décor throughout and a range of fitted storage solutions, the bungalow provides practical and well-maintained accommodation.

Externally, the property benefits from ample off-road parking, a garage and a low-maintenance rear garden, offering useful outdoor space without the demands of extensive upkeep.

Offering a balance of comfort, convenience and easy-to-maintain living, this attractive bungalow is ready for its next tenant to enjoy.

Location

Situated within a popular residential area of Clayton, the property is well placed for access to Newcastle-under-Lyme, Stoke-on-Trent and the wider Staffordshire region.

A range of local shops and amenities can be found nearby, while Newcastle-under-Lyme town centre offers a wider selection of retail, leisure and dining facilities. The property is also conveniently located for access to the Royal Stoke University Hospital and nearby road links provide easy access to the A500, A34, and M6, combining convenience with a well-established residential setting. Clayton remains a popular choice for tenants seeking a well-connected place to call home.

Living Room 11'5" x 18'4" (3.50 x 5.60)

Carpet flooring, neutral décor, gas fire with surround, radiator, uPVC window and ceiling fan.

Kitchen 8'3" x 8'1" (2.52 x 2.48)

Carpet tile flooring, range of light wood wall and base units, integrated electric oven and gas hob, sink unit, space for washing machine, uPVC window.

Bathroom 7'4" x 7'4" (2.26 x 2.26)

Fully tiled walls and floor, bath with shower over, wash basin and WC set within a vanity storage unit, storage cupboard housing the Vaillant boiler, heated towel rail and uPVC window.

Bedroom One 10'7" x 10'7" (3.25 x 3.23)

Carpet flooring, fitted wardrobes and bedside cabinets, radiator and uPVC window.

Bedroom Two 10'11" x 7'1" (3.34 x 2.16)

Carpet flooring, fitted wardrobe, radiator and patio doors leading to the rear garden.

Outside

To the front of the property is a block-paved driveway providing off-road parking. Access to the garage.

To the rear is a low-maintenance garden with paved patio areas, hedge borders and steps with handrail leading to the property..

Holding Deposit

A holding deposit equivalent to one week's rent (£253.84) is required to reserve the property. With your agreement, this amount will be deducted from the first month's rent upon successful commencement of the tenancy.

Security Deposit

A security deposit equivalent to five weeks' rent (£1269.20) is required. This will be protected in a government-approved scheme (Deposit Protection Service - DPS) and returned at the end of the tenancy, subject to any deductions if applicable. Please note that no interest is paid on the deposit.

Agent Notes

Council Tax: Newcastle-under-Lyme Borough Council Band C

EPC Rating: D

Services: Mains gas, electric and water.

Unfurnished

About Your Agent

"In a world where you can be anything, be kind"

Denise is the director of Denise White Estate agents and has worked in the local area since 1999. Denise and the team can help and advise with any information on the local property market and the local area.

Denise White Estate Agents deal with all aspects of property including residential sales and lettings.

Please do get in touch with us if you need any help or advice.

WE WON!!

Denise White Bespoke Estate Agents has been honoured with the esteemed Gold Award for two years running; 2024 & 2025 from the British Property Awards for their exceptional customer service and extensive local marketing knowledge in Leek and its surrounding areas.

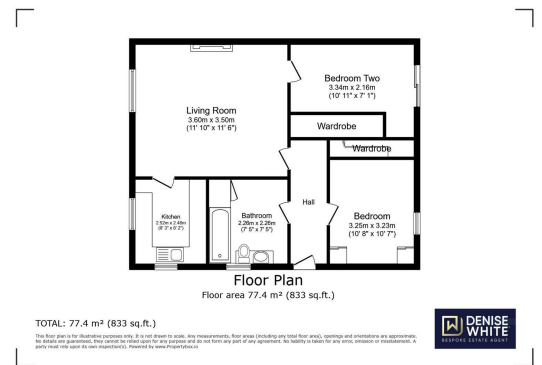
The British Property Awards, renowned for their inclusivity and comprehensive evaluation process, assess estate agents across the United Kingdom based on their customer service levels and understanding of the local market. Denise White Estate Agents demonstrated outstanding performance throughout the rigorous and independent judging period.

Additionally the team have been successful in receiving the GOLD EXCEPTIONAL award from the British Estate Agency Guide 2025 & 2025 and being listed as one of the Top 500 Estate Agents in the UK.

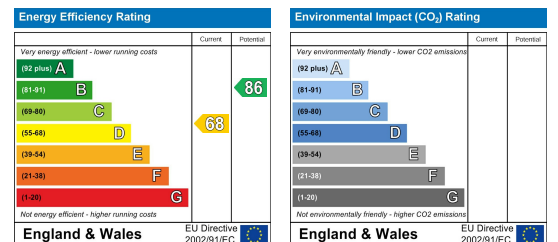
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.