

**£129,950**

**Grosvenor Road, Meir, ST3**



- Mid Town House
- Three bedrooms
- Gas central heating
- uPVC double glazing
- Off road parking
- Ideal for FTB
- Spacious accommodation
- No upward chain!
- Viewing recommended!

A good sized three bed mid Town house. Benefits from gas central heating and uPVC double glazing. Off road parking to the front and enclosed garden to rear. Ideal for First Time Buyers or growing families. Generous family accommodation. Immediate vacant possession. No Chain!

# Grosvenor Road, Meir, ST3

## HALLWAY

uPVC door, fitted carpet.

## LOUNGE

12'9" x 12'6" (3.89m x 3.81m)

uPVC double glazing, fitted carpet, central heating radiator, fireplace with electric fire.

## KITCHEN/DINER

15'9" x 9'10" (4.80m x 3.00m)

Stainless steel sink unit with cupboards below, base and wall storage units, working surfaces. uPVC double glazing, gas central heating boiler (combi) French doors to rear garden, central heating radiator, under stairs store, laminate flooring.

## FIRST FLOOR

### LANDING

Fitted carpet, access to loft, store.

### BEDROOM ONE

10'6" x 9'5" max (3.20m x 2.87m)

Fitted carpet, central heating radiator, uPVC double glazing, original fireplace.

### BEDROOM TWO

12'3" x 9'3" max (3.73m x 2.82m)

Fitted carpet, central heating radiator, uPVC double glazing, original fireplace.

### BEDROOM THREE

8'0" x 8'10" (2.44m x 2.69m)

Fitted carpet, uPVC double glazing, central heating radiator.

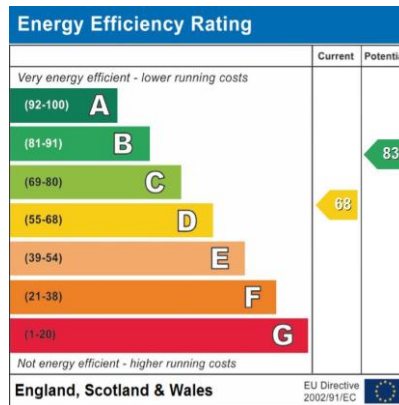
### BATHROOM/WC

6'0" x 4'6" (1.83m x 1.37m)

Panelled bath, pedestal wash hand basin, low level WC, uPVC double glazing, laminate flooring.

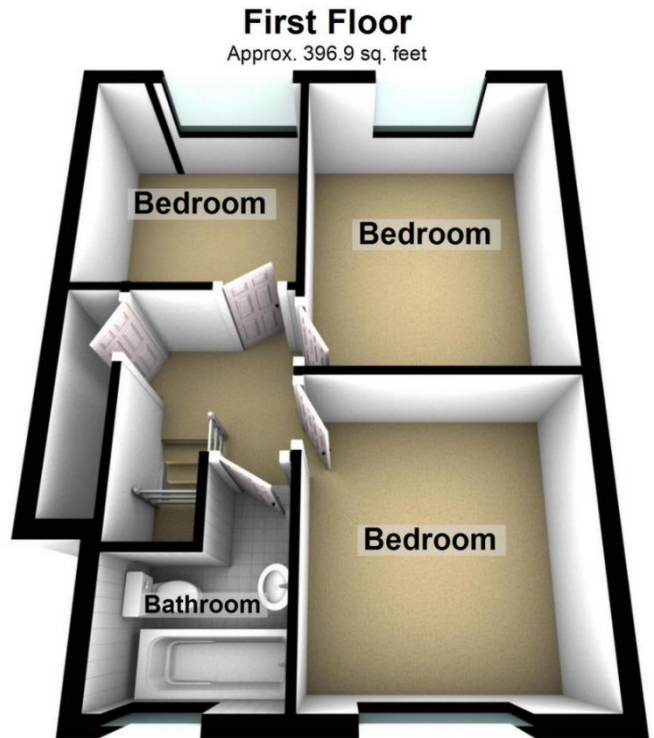
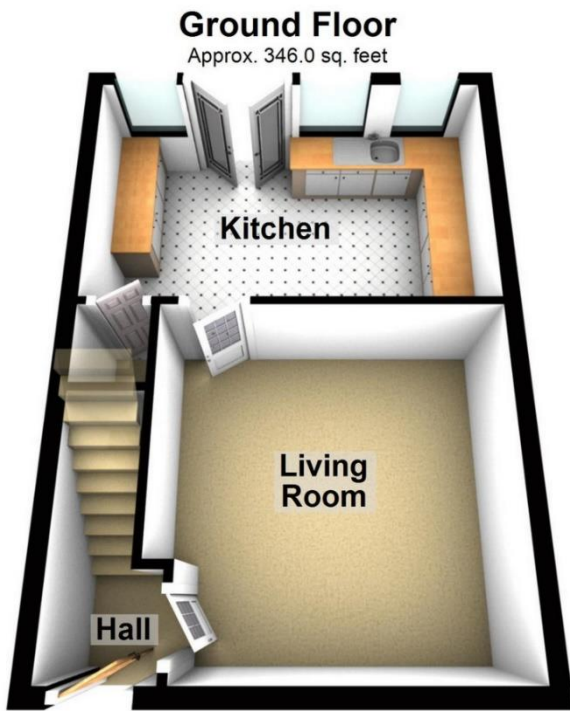
### EXTERNALLY

Off road parking to the front and enclosed garden to the rear.









Total area: approx. 742.9 sq. feet

Plan produced by [www.firstpropertyservices.co.uk](http://www.firstpropertyservices.co.uk). We accept no responsibility for any mistake or inaccuracy contained within the floorplan. The floorplan is provided as a guide and should be taken as an illustration only. The measurements, contents and positioning are approximations only and provided as a guidance tool and not an exact replication of the property.

Plan produced using PlanUp.

## Directions

## Location



VIEWING BY APPOINTMENT WITH AGENTS DALE AND COLLINS ESTATE AGENTS

Unit 14, Trentham Technology Park, Bellringer Road, Trentham, Stoke-On-Trent, Staffordshire, ST4 8LJ T: 01782 595050 E: sales@daleandcollins.com | lettings@daleandcollins.com W: www.daleandcollins.com

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

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