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Estate Agents

Letting and Management Specialists



5 Woodside Drive, Meir Heath, Stoke-On-Trent, ST3 7JW

Asking Price

£229,950

- A Detached Bungalow
- No Chain!
- Living Room And Dining Room
- Fantastic Meir Heath Location
- Three Bedrooms
- Kitchen With Space For Dining
- Garage
- Great Potential

Offered for sale with no onward chain, this three-bedroom detached bungalow occupies a highly desirable position within the sought-after village of Meir Heath and presents an excellent opportunity for purchasers looking to create a home tailored to their own tastes and requirements.

The accommodation comprises an entrance hall, a spacious lounge, a kitchen with space for dining, three well-proportioned bedrooms and a family bathroom. While the property would benefit from a degree of modernisation, it offers fantastic potential and a versatile layout suited to a variety of buyers!

Externally, the property enjoys gardens to the front and rear, together with a tarmac surfaced driveway providing off-road parking and leading to an attached garage. The generous outdoor space further enhances the appeal of this attractive bungalow.

Situated in a fantastic location, Meir Heath remains one of the area's most desirable villages, offering a pleasant residential setting, local amenities, well-regarded schools, and excellent commuter links to neighbouring towns and cities.

Properties in this location are always in demand, and viewing is highly recommended to appreciate the potential, position, and opportunity on offer

Call or e-mail us to arrange your viewing!



ENTRANCE PORCH

UPVC double glazed front door. Tiled floor. UPVC double glazed window. Door into the garage.

HALLWAY

Timber front door. Fitted carpet. Radiator.

LIVING ROOM

16'11 x 10'02 (5.16m x 3.10m)
UPVC double glazed window. Fitted carpet. Radiator.

DINING ROOM/BEDROOM THREE

20'01 x 8'0 (6.12m x 2.44m)
Two UPVC double glazed windows. Fitted carpet. Two radiators.

REAR HALL

Fitted carpet. Access to loft.

KITCHEN

9'03 x 8'05 (2.82m x 2.57m)
UPVC double glazed window. Tiled floor. Store cupboard. Range of wall cupboards and base units. Part tiled walls.

DINING AREA

8'06 x 5'08 (2.59m x 1.73m)
UPVC double glazed window. Fitted carpet. Radiator.

PANTRY

UPVC double glazed rear door. Tiled floor.

BEDROOM ONE

11'11 x 11'09 (3.63m x 3.58m)
UPVC double glazed window. Fitted carpet. Radiator. Fitted wardrobes.

BEDROOM TWO

9'02 x 8'11 (2.79m x 2.72m)
UPVC double glazed window. Fitted carpet. Radiator.

BATHROOM

6'04 x 5'06 (1.93m x 1.68m)
UPVC double glazed window. Vinyl floor. Radiator. Bath with electric shower over, w/c and wash basin.. Tiled walls.

OUTSIDE

To the rear of the property there is a patio area and a lawn.

Whilst to the front there is a lawn and a tarmac driveway which leads to the...

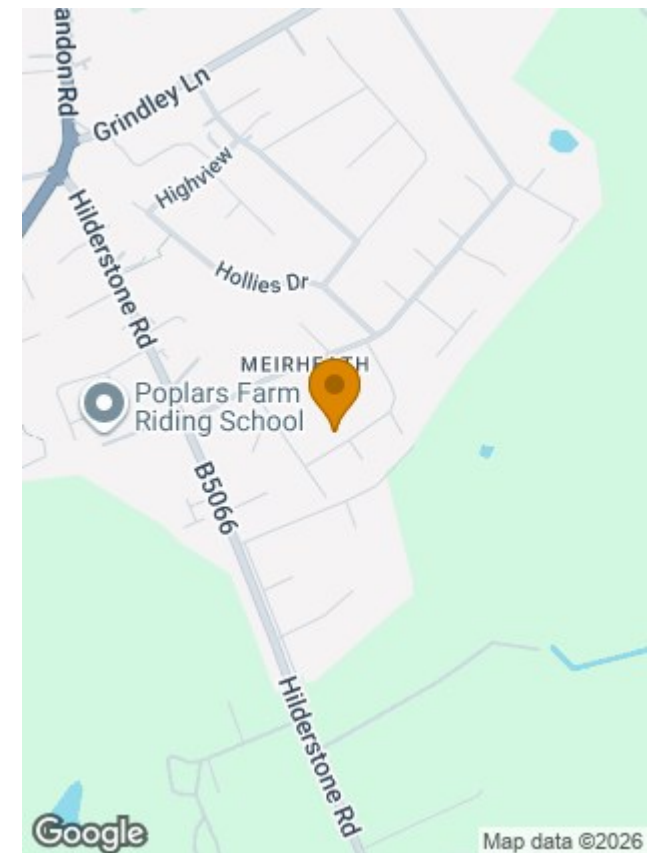
GARAGE

Up and over garage door. UPVC double glazed internal door. Work bench. Gas combi boiler.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	



MATERIAL INFORMATION

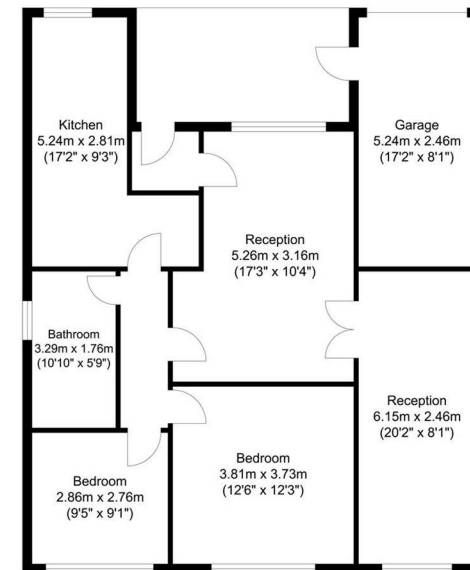
Tenure - Freehold

Council Tax Band - D



PLEASE NOTE

- * These sales particulars have been prepared as a general guide and are not to be relied upon as part of the contract for sale.
- * Room sizes should not be relied upon for carpets and furnishings.
- Floor plans (where provided) are intended as a guide to layout only and are not to scale.
- We have not carried out a detailed survey nor tested the services, appliances and specific fittings.
- Anyone wishing to offer on the property will be asked to provide proof of any cash funding/mortgage finance/deposit and will also need to provide us with two forms of identification in order that we can comply with money laundering requirements.
- We would be happy to make referrals for financial and legal services if required. At no time are you obligated to use any of the services we recommend. We work with a panel of mortgage brokers and we expect to receive a payment of up to £100 (inc VAT) as a referral fee for financial services. We also work with a panel of various solicitors and we expect to receive a payment of up to £150 (inc VAT) as a referral fee for legal services.



To arrange a viewing or for any further information, please contact Austerberry on 01782 594595 or e-mail enquiries@austerberry.co.uk

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