Austerberry™

Estate Agents

the best move you'll make

Letting and Management Specialists



Elizabeth House Scholars Court, Penkhull, Stoke-On-Trent, ST4 7DW

£110,000

- Premium Development
- En-Suite Shower Room
- UPVC Double Glazing
- Gated Residents Car Park
- Two Bedrooms
- Bathroom With A White Suite
- Gas Central Heating
- Convenient Location

Excellent Two-Bedroom Ground-Floor Apartment in a Premium Development!

An excellent opportunity to purchase this well-presented two-bedroom ground-floor apartment, offering comfortable, low-maintenance living in a popular residential development.

With pleasant neutral decoration throughout, the accommodation includes a welcoming entrance hall with a useful utility cupboard, a well-proportioned living space, two bedrooms and the added benefit of an en-suite to the master bedroom.

Offering a great alternative to a bungalow or an attractive turnkey buy-to-let investment, the property also benefits from UPVC double glazing, gas central heating and a gated residents' car park.

Set within pleasant landscaped grounds, the development is conveniently positioned within walking distance of local schools, shops and bus routes, as well as being ideally located for the University Hospital of North Midlands.

A superb, ready-to-go property in a convenient location – viewing is strongly recommended. Contact Austerberry today to arrange your viewing!





ENTRANCE HALL
Timber front door. Fitted carpet. Radiator. Coat cupboard. Utility cupboard with plumbing for washing machine, worktop and pressurised water cylinder.

KITCHEN AREA
11'9 x 5'11 (3.58m x 1.80m)
Range of cream coloured wall cupboards and base units. Gas hob electric oven. Plumbing for dishwasher. Space for fridge freezer. Baxi central heating boiler. Tiled splashback. Tile effect vinyl flooring. Open arch into the...

LIVING/DINING SPACE
16'5 x 11'11 (5.00m x 3.63m)
Fitted carpet. Large opening windows. Two radiators.

BEDROOM ONE
15'1 x 10'10 (4.60m x 3.30m)
Fitted carpet. Radiator. UPVC double glazed window.

EN-SUITE SHOWER ROOM
7'0 x 4'11 (2.13m x 1.50m)
White suite with walk in shower, toilet and wash basin. Radiator. Vinyl flooring.

BEDROOM TWO
12'5 x 8'0 (3.78m x 2.44m)
Fitted carpet. Radiator. UPVC double glazed window.

BATHROOM
6'7 x 6'0 (2.01m x 1.83m)
White suite with power shower over the bath, wash basin and wc. Part tiled walls. Tile effect vinyl flooring. Radiator.

OUTSIDE
There are communal gardens and lawns and a gated residents car park.

TENURE
We are advised by the vendor that the lease start date is 01/09/2003 and there is 132 years left to run.

The current service charge is approx. £2928 per annum

There is also a charge of approx. £200 per annum in respect of ground rent.





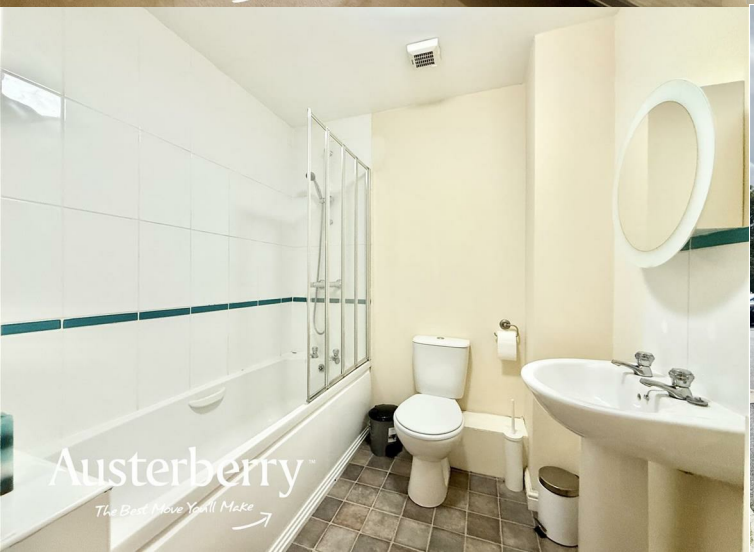



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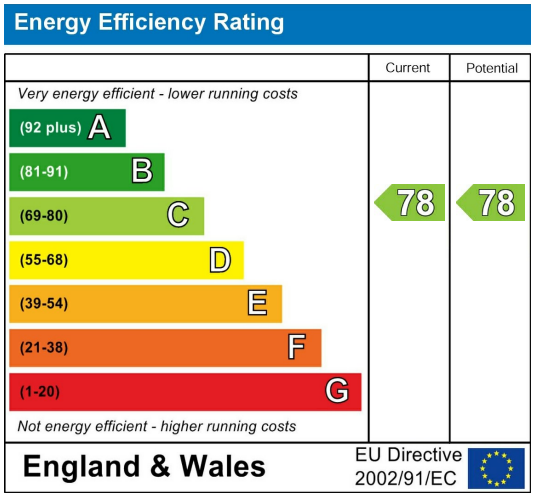

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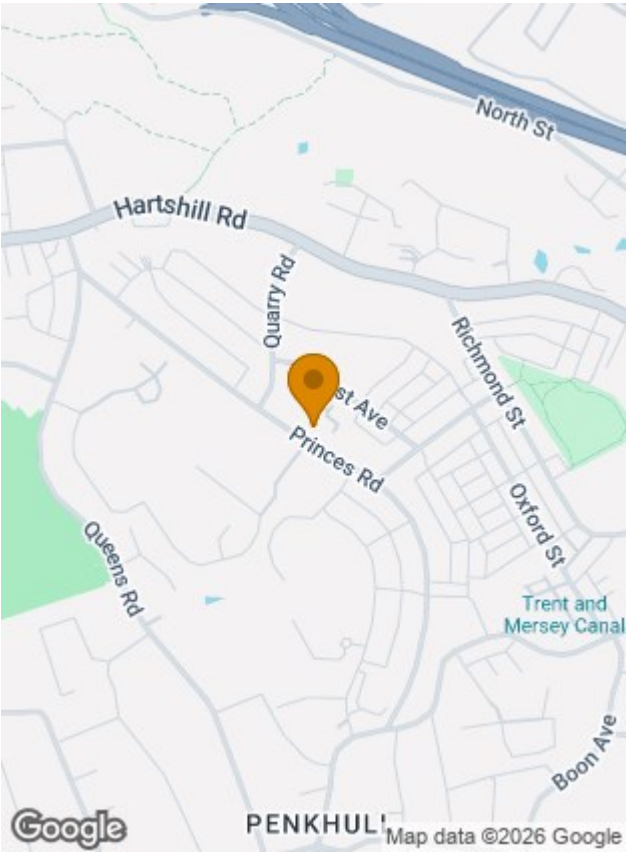

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Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92 plus) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
78
78
England & Wales
EU Directive 2002/91/EC


North St
Hartshill Rd
Quarry Rd
Richmond St
Princes Rd
Oxford St
Queens Rd
Trent and Mersey Canal
Boon Ave
Google
Map data ©2026 Google

MATERIAL INFORMATION

Tenure - Leasehold

Council Tax Band - A

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.

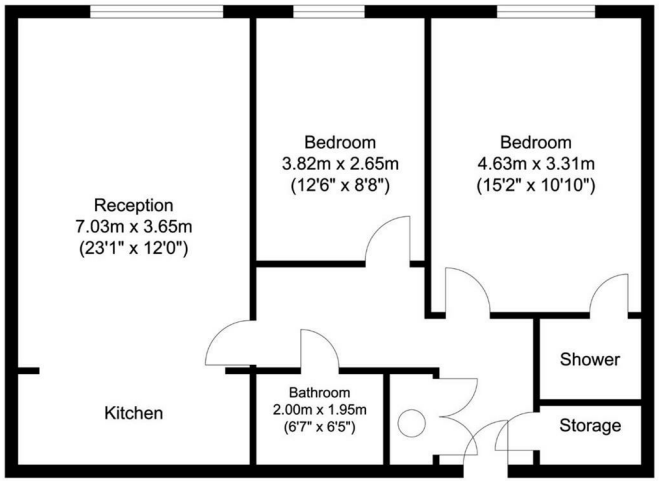
* Room sizes should not be relied upon for carpets and furnishings.

• 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 be required to pay £18 (inc VAT) per purchasing party as part of Anti Money Laundering checks.

• 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 £150 (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 £175 (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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