



Boulton Street, Stoke-on-Trent, ST1 2NH
Asking Price Of £85,000 Freehold



Boulton Street, Northwood, Stoke-on-Trent

2 Bedrooms, 1 Bathroom
Asking Price Of £85,000

- Two Reception Rooms
- Two Double Bedrooms
- Investment Opportunity
- Popular Residential Area
- No Chain
- Gas Central Heating
- Double Glazed

Traditional mid terraced property located in the popular residential area of Northwood, within easy reach of the town centre, close to Northwood stadium and with schools close by. The property comprises two reception rooms kitchen and family bathroom on the ground floor and two double bedrooms on the first floor. No Chain.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D		
(39-54)	E	50	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

ENTRANCE HALL 14' 9" x 3' 4" (4.51m x 1.02m)
Entered via part glazed UPVC door. Tiled flooring and wall mounted central heating radiator.

FRONT RECEPTION ROOM 11' 3" x 10' 6" (3.43m x 3.22m)
Carpeted flooring, wall mounted central heating radiator, UPVC double glazed window to front elevation and Adam style feature fireplace.

REAR RECEPTION ROOM 14' 4" x 12' 0" (4.39m x 3.68m)
Carpeted flooring, wall mounted central heating radiator, UPVC double glazed window to rear elevation, under stairs storage cupboard and Adam style feature fireplace.

KITCHEN 11' 10" x 7' 5" (3.63m x 2.28m)
Fitted kitchen comprising of a range of base units with contrasting worktops over and wall units. Stainless steel sink and drainer with mixer tap over. Gas hob with double oven below. Wall mounted central heating radiator. Vinyl flooring and part tiled walls. UPVC double glazed window to side elevation.

BATHROOM 7' 5" x 7' 1" (2.27m x 2.18m)
White three piece suite comprising of C, pedestal wash hand basin and bath with shower head off the taps. Wall mounted heated towel rail. Vinyl flooring, part tiled walls and UPVC frosted double glazed window to side elevation.

STAIRS Carpeted flooring.

BEDROOM 14' 0" x 11' 3" (4.28m x 3.43m)
Double bedroom with carpeted flooring, wall mounted central heating radiator and UPVC double glazed window to front elevation.

BEDROOM 14' 0" x 12' 0" (4.28m x 3.68m)
Double bedroom with carpeted flooring, wall mounted central heating radiator and UPVC double glazed window to rear elevation.









All measurements are approximate and for display purposes only

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