

**TO LET**



## **Willowcroft Rise, Blythe Bridge**

**4 Bedrooms, 2 Bathroom, Detached House**

**£1,200 pcm**



## Willowcroft Rise, Blythe Bridge

4 Bedrooms, 2 Bathroom

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Date available: 30th October 2021

Deposit: £1,384

Unfurnished

Council Tax band: D

- Four Bed Detached House
- Fitted Kitchen/Diner
- Open Lounge/Dining Room
- Conservatory
- Downstairs WC
- Family Bathroom
- En-Suite to Master Bedroom

PROPERTY SUMMARY Martin & Co are pleased to offer for rent this delightful 4 bed detached house situated on the outskirts of Blythe Bridge village with easy access to all local amenities the A50 and all other major road links. The accommodation comprising front entrance hall, large open plan lounge/dining room, beautiful fitted kitchen/diner, downstairs WC, conservatory. First floor landing, four bedrooms (includes one as an office), family bathroom and en-suite to master bedroom. Externally there is a rear garden with patio and decking area, off road parking and integral garage. Viewing Recommended!!

ENTRANCE HALL Double glazed door to front elevation, tiled flooring, radiator.

KITCHEN Double glazed bay window to front elevation, comprising a range of wall, base and drawer units with work surface over, incorporating American style fridge, intergrated dishwasher and microwave, sink and single drainer, tiled splash back, stainless steel extractor, double electric oven, gas hob, tiled floor, TV point, radiator.





**LOUNGE/DINING ROOM** Open plan lounge/dining room with two windows to rear elevation and patio doors leading to conservatory, gas fire with marble hearth and surround, TV point, radiators.

**CONSERVATORY** Side Door the rear elevation, laminate flooring

**CLOAKROOM** Vanity unit, toilet, tiled flooring, extractor, radiator

**MASTER BEDROOM** Double glazed bay window to front elevation, built in fitted wardrobe and drawers, bedside cabinet, carpet, radiator.

**ENSUITE** Double glazed window to front elevation, comprising low level WC, vanity wash hand basin, electric power shower, part tiled walls, tiled flooring, heated towel rail

**BEDROOM TWO** Double glazed window to front elevation, fitted wardrobes/drawers/desk, carpet,

radiator

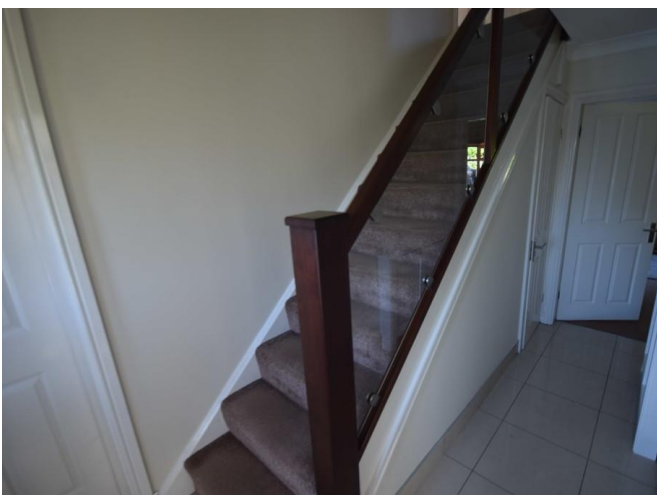
**BEDROOM THREE** Double glazed window to rear elevation, fitted wardrobes/drawers/desk, carpet, radiator

**BEDROOM FOUR** Double glazed window to rear elevation, fitted wardrobes and desk for office use, carpet, radiator

**FAMILY BATHROOM** Double glazed window to rear elevation, comprising low level WC, vanity wash hand basin, Jucuzzi bath with power shower over, bath screen, tiled floor, heated towel rail

**EXTERNALLY** To the front the property there is a driveway providing off road parking for two vehicles, whilst to the rear is a decking/patio area with a garden lawn.

**GARAGE** Fitted units for storage with washing machine and tumble dryer





### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		82
(69-80) <b>C</b>		
(55-68) <b>D</b>	65	



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## Martin & Co Stoke on Trent

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