



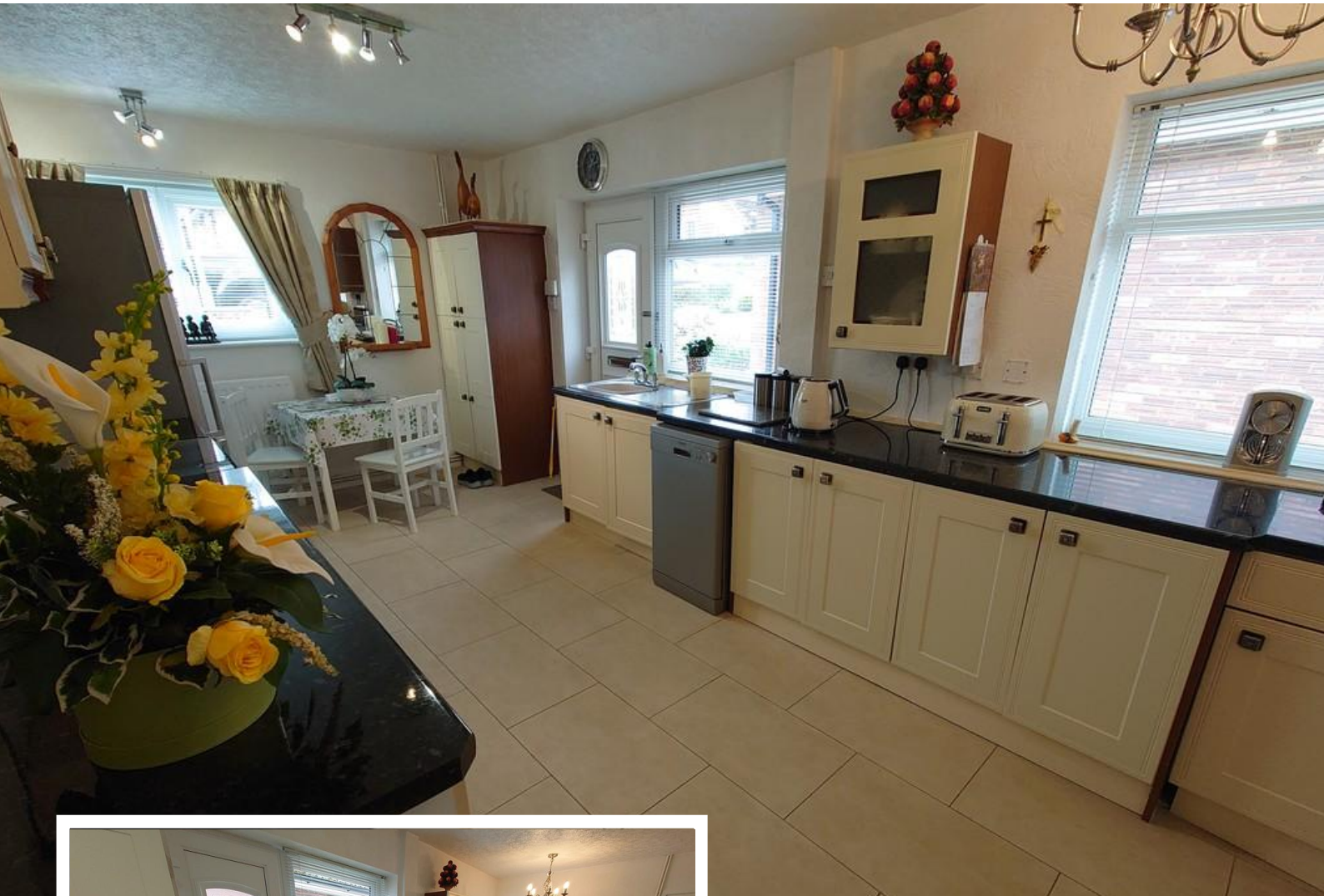
Red Lion Close
Talke, ST7 1SZ

- SPACIOUS DETACHED BUNGALOW
- WELL APPOINTED KITCHEN INC APPLIANCES
- BEAUTIFULLY PRESENTED
- 18' KITCHEN/DINING ROOM, LOUNGE
- LANDSCAPED GARDENS
- TWO BEDROOMS & FAMILY/GARDEN ROOM
- TRULY IMPRESSIVE THROUGHOUT
- POPULAR & CONVENIENT LOCATION

£215,000



Red Lion Close, Talke



Property Description

INTRO

A beautifully presented detached bungalow within stunning landscaped gardens to the front and rear. This lovely property comprising, a 18 kitchen/dining room, good sized lounge, inner hall, two double bedrooms, a full width family/garden room to the rear. UPVC double glazing & gas central heating. The property is located within easy access to all amenities & road links to the A34/500 Viewing imperative without delay.

DIRECTIONS

Please follow Sat Nav with postcode ST7 1SZ. On entering Red Lion Close the property can be found on the right hand side, as identified by our for sale sign.

KITCHEN/DINER

18' x 9' 8" (5.49m x 2.95m)

Two windows to the side elevation, one to the front. A range of wall and base units, single drainer sink, worksurface. Tiled floor.





LOUNGE

17' 10" x 10' 10" (5.84m x 3.3m)

Window to the rear elevation. Radiator.

INNER HALL

Access to the loft. With a store cupboard with a Worcester combi gas boiler. Doors to:

BEDROOM ONE

11' 8" x 10' 10" (3.56m x 3.3m)

Radiator. Patio doors to:

FAMILY/GARDEN ROOM

18' 11" x 8' 6" (5.77m x 2.59m)

Window to the rear elevation overlooking the garden. Fitted gas fire. External access door.

BEDROOM TWO

9' 7" x 8' 10" (2.92m x 2.69m)

Window to the rear elevation. Radiator.

BATHROOM

9' 5" x 6' 5" (2.87m x 1.96m)

Window to the side elevation. Suite comprising: panelled bath and electric over bath shower, low level W.C, wash hand basin. Radiator.



EXTERNALLY

FRONT

Landscaped garden laid to lawn with shrub borders. A driveway provides off road parking.

REAR

A landscaped garden laid to lawn with shrub borders.

VIEWING ARRANGEMENTS

Strictly by appointment with the selling agents Shaw's & Company Estate Agents Ltd Telephone 01782 787840.



FIXTURES AND FITTINGS

NOTE The Agent has not tested any equipment, fittings or services and cannot verify that they are in working order. All items normally designated as fixtures and fittings are excluded from the sale unless otherwise stated. The Agent would also point out that the photographs are taken with a non standard lens. These particulars are set out as a guide and do not form part of a contract, neither has the agent checked the legal documents, purchasers/tenants should confirm the postcode for themselves. All room sizes are approximate at the time of inspection.



MORTGAGES

If you are seeking a mortgage for a property or require independent financial advice, we can provide a free quotation, please Telephone 01782 787840.

VALUATION

Do you have a property to sell? if so Shaw's & Company Estate Agents Ltd can offer a free valuation and offer No Sale No Fee terms (subject to agency agreement) and advise on the method of sale to suit your requirements. Your property will be marketed using the latest methods and internet advertising on multiple internet web sites including Rightmove.co.uk and Zoopla.co.uk. We are open daily, please call us on 01782 787840 .



LOCAL AUTHORITY

Newcastle Borough Council.

COUNCIL TAX BAND C

EPC RATING (PDF available online)

Current: 68D Potential: 85B



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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement and the floor plan is an illustration only as a guide.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.
The services, systems, appliances, shown have not been tested and no guarantee as to their operation or efficiency can be given.
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements