

TO LET



Park Street, Fenton

3 Bedrooms, 2 Bathroom, Semi-Detached House

£900 pcm



Park Street, Fenton

Semi-Detached House,
3 bedroom, 2 bathroom

£900 pcm

Date available: 7th September 2024

Deposit: £1,038

Unfurnished

Council Tax band: B

- Semi detached house
- Kitchen dining room
- Cloakroom
- Lounge
- 3 Bedrooms
- En suite shower room, family bathroom
- Council tax band B

EN SUITE SHOWER ROOM. Martin and Co are pleased to offer this lovely three bedroomed semi-detached house located in a popular area within walking distance from local shops and a short drive from Hanley town centre. The property comprises an entrance hall, lounge, kitchen/diner with patio doors to rear and a cloakroom to the ground floor and to the first floor there are three bedrooms, En suite shower room to the master bedroom and a family bathroom. Outside the property has gardens to the front and rear and parking in a shared rear parking area.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		85
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		



Martin & Co Stoke on Trent

12 Albion Street • Stoke-On-Trent • ST1 1QH

T: 01782 262880 • E: stokeontrent@martinco.com

01782 262880

<http://www.martinco.com>



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.