

Meigh Road Werrington Stoke-On-Trent ST9 0JY



Offers In Excess Of £185,000

Meigh Road, Werrington, Stoke-On-Trent, ST9 0JY

If the finer things in life are what you looking for
I'm sure this property in Werrington you will adore!
A wonderful DETACHED BUNGALOW with space galore
With a lounge/diner and fitted kitchen too
Plus TWO BEDROOMS, and spacious bathroom
Outside, a driveway and garage offer plenty of car parking space
At the rear, a lovely enclosed garden for you to embrace!
So to make this your new home, you must not delay,
Call DEBRA TIMMIS and arrange your viewing today!

A fantastic opportunity has arisen to become the proud new owner of this spacious DETACHED BUNGALOW in WERRINGTON. Offering spacious rooms throughout, this property briefly comprises of a entrance porch, hallway, lounge/diner, fitted kitchen, inner hallway, TWO BEDROOMS and bathroom. Driveway to the front and attached garage, whilst the rear boasts a lovely enclosed garden with open aspect. Available at a great price and with the opportunity to put your own stamp on it and make it your own, you need to be quick to make sure you don't miss out!

Entrance Porch

Single glazed windows and door. Access into the hallway.

Hallway

Airing cupboard. Radiator.

Lounge/Diner

18'1" max x 20'7" to door recess narrowing to 11'3" (5.52 max x 6.28 to door recess narrowing to 3.43)
L-shaped room maximum measurements taken. Feature windows to the front and side aspects. Double glazed patio door to the front elevation. Exposed beams to the ceiling. Brick feature, hearth housing gas fire (back boiler). Radiator.



Kitchen

10'5" x 6'3" (3.18 x 1.93)

Fitted kitchen with a range of wall mounted units, worktops incorporating units below. One and a half single drainer sink unit, mixer tap. Part tiled splash backs. Space for appliances. Radiator. Double glazed window to the front aspect.

Inner Hallway

Useful storage cupboards.

Bedroom One

14'6" x 10'5" (4.43 x 3.18)

Double glazed window to the rear aspect. Radiator.



Bedroom Two

9'11" x 8'3" (3.04 x 2.54)

Double glazed window to the rear aspect. Radiator.

Bathroom

8'1" x 6'1" (2.47 x 1.87)

Coloured suite comprises, panelled bath, shower cubicle with mains shower, pedestal wash hand basin and low level WC. Part tiled walls. Radiator. Sky light.



Attached Garage

16'4" x 8'6" (5.00 x 2.60)

Up and over door. Power and light. Cold water tap. Access to the utility room.

Utility Room

6'2" x 4'3" (1.9 x 1.32)

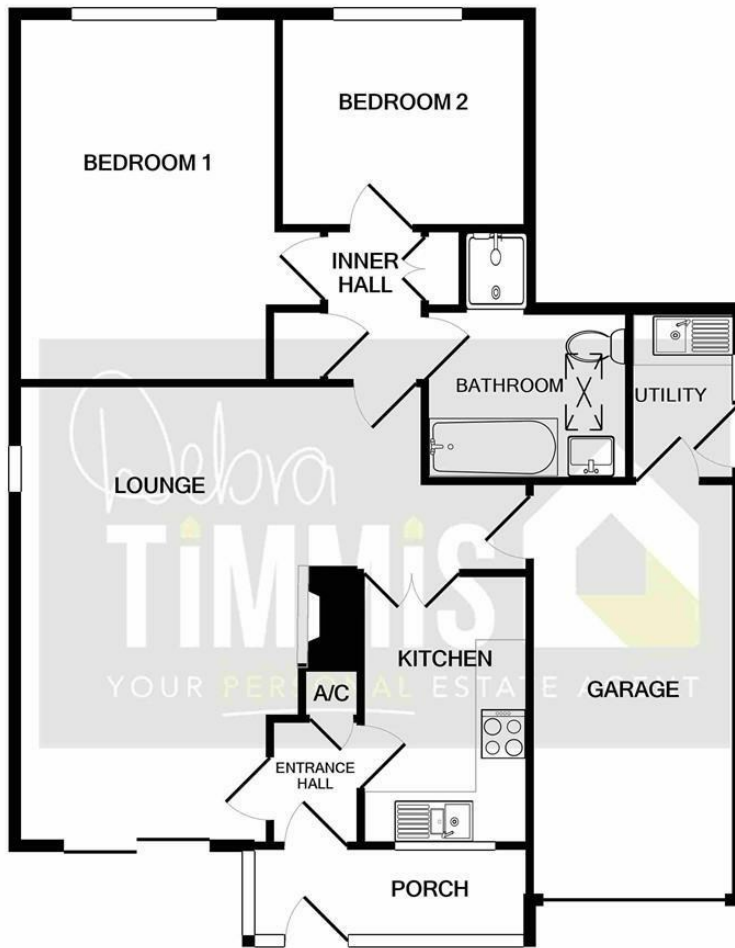
Stainless steel single drainer sink unit. Plumbing for automatic washing machine. Upvc door to the side aspect.

Externally

Established garden to the front aspect with a selection of maturing shrubs and trees. Driveway

providing leads to the attached garage. Side access to the rear garden. Beautiful garden laid to lawn with planted borders. Patio seating area.





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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C		
(55-68) D	50	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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