

# Is this the one?



**£240,000**

**Lynsey Close  
Stoke-on-Trent  
ST7 8BT**



3



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- Detached
- Quiet Cul-de-sac
- Three Bedroom
- Detached Garage
- Conservatory
- Full UPVC Double Glazing

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# It's all in the detail.

Heywoods are pleased to welcome to the sales market this delightful three bedroom detached property peacefully situated in a quiet cul-de-sac in Halmer End. This location is highly sought after and has excellent local amenities.

Inside the property you are welcomed by a double glazed porch, entrance hall, open plan living/dining room, fitted kitchen with breakfast bar, conservatory and utility room. Upstairs, a modern family bathroom and three good-sized bedrooms. Outside, driveway parking with single garage to the front and large rear garden beautifully maintained and complete with glass greenhouse and storage shed.

The property benefits from full UPVC double glazing throughout, gas central heating and has a video tour available upon request!

**PORCH** Double glazed throughout.

**ENTRANCE HALL** Carpet flooring, under stairs storage.

**LIVING ROOM** 11' 2" x 22' 4" (3.42m x 6.83m)  
Large double glazed window to the front, carpet flooring, two radiators fitted to wall and access into conservatory through sliding

door.

**CONSERVATORY** 9' 7" x 9' 2" (2.93m x 2.80m) Fully double glazed throughout, wood effect flooring and access through doors into garden.

**KITCHEN** 11' 10" x 15' 1" (3.62m x 4.60m) Double glazed window to the rear, fitted kitchen with matching wall and base units with ample storage, tiled effect flooring and breakfast bar, radiator fitted to wall and access through into conservatory.

## LANDING

**BEDROOM ONE** 10' 3" x 11' 5" (3.13m x 3.49m) Double glazed window to the front, radiator fitted to wall and wood effect flooring.

**BEDROOM TWO** 10' 6" x 11' 5" (3.21m x 3.49m) Double glazed window to the rear, radiator fitted to wall, carpet flooring and fitted wardrobes with over bed storage space fitted to wall.

**BEDROOM THREE** 6' 11" x 5' 5" (2.11m x 1.67m) Double glazed window to the rear, radiator fitted to wall and carpet flooring.

**BATHROOM** 6' 11" x 5' 5" (2.11m x 1.67m) Double glazed window to the front, a three piece white suite consisting of W.C, pedestal wash hand basin and bath with overhead shower and glass showercreen.

**EXTERIOR** To the front, driveway parking for multiple vehicles and a single garage. To the rear, a large lawned area complete with ample patio space, storage shed and glass greenhouse.





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picture  
yourself  
here?



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out...



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