



23 Peacehaven Grove, Stoke-On-Trent

£210,000 Freehold



Bursting with potential, perfect for First-Time buyers, DIY enthusiasts, or anyone simply looking for a little extra space to add their own stamp. • Detached home sitting at the end of a quiet cul-de-sac in Trentham and within easy reach to the Trent and Mersey Canal, schools, shops, amenities and transport links. • Two generously sized double bedrooms, plus a further single that's perfect for a nursery, home office, or dressing room! Plus this home is being offered for sale with NO CHAIN! • Driveway with ample off-road parking, leading to a secure single garage, plus a front garden with mature greenery. Spacious rear garden with patio seating space. • Living room with beautiful bay window overlooking the front garden, separate dining room and practical kitchen with potential to be open-plan kitchen/dining space (STNBP)



Get ready to take your first roll on the property game board and hope that your lucky number will take you right onto Peacehaven Grove. Bursting with potential and just waiting for new owners to add their personal stamp, this three-bedroom detached home is perfect for First-Time buyers or DIY enthusiasts; it's a chance to turn every room into a winning move.

Situated at the end of a quiet cul-de-sac and sitting next to the peaceful Trent and Mersey Canal. This home is perfectly located in Trentham, within easy reach of excellent schools, shops, pubs, restaurants, and ideal travel links to the A34, A50, local bus routes, and both Stone and Stoke train stations. It's a prime spot for those who love a bit of tranquillity while staying close to everything they need, including local shops, schools, eateries and much more!

Internally you will discover a spacious living room with dual-aspect windows that allows light to flood in. Folding doors lead you into the dining room, which could be the ideal space for hosting friends and family all year round. Next door, a practical kitchen awaits with cabinetry space, plenty of room for appliances and a whole lot of potential to create an open-plan kitchen/living/dining space (STNPP). Off the kitchen sits a utility room for added convenience. The ground floor is now complete with a W/C and handy storage space. Upstairs, you'll find two generously sized double bedrooms and a further single which could be perfect for a nursery, home office, or even your very own dressing room! The family bathroom features a bath, sink, and W/C.

Outside, a spacious rear garden awaits with patio seating space and mature greenery. The garden offers a wealth of potential for transformation and could be a peaceful waterside haven for all to enjoy. To the front, a generous lawn with further greenery throughout, plus a tandem driveway with off-road parking, continuing down the side of the home, eventually leading to a single garage.

So, roll the dice and make your move — properties like this don't stay on the board for long! Peacehaven Grove could be your winning square, full of potential and ready for you to call home.



Roll the dice on this three-bedroom detached home on Peacehaven Grove. Bursting with potential and next to Trent and Mersey Canal, offering tranquillity yet close to schools, shops, and transport links. Make your move now!

Council Tax band: D

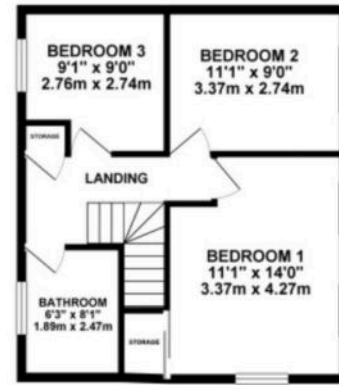
Tenure: Freehold



GROUND FLOOR 593.62 sq. ft.
(55.15 sq. m.)



1ST FLOOR 462.16 sq. ft.
(42.94 sq. m.)



TOTAL FLOOR AREA : 1055.77 sq. ft. (98.08 sq. m.) approx.

We warrant every attempt has been made to ensure the accuracy of the floorplan contained here. Measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. 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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