



23 Trentham Gardens Close, Stoke-On-Trent

£195,000 Freehold



Beautifully renovated with modern and sleek interiors, spacious living, and is being offered for sale with no chain. • Two generous sized double bedrooms, one with fitted storage, plus a further single that's ideal for a nursery, home office, or even a dressing room! • Living room with modern media wall that continues into open-plan kitchen/diner. Practical U-shaped kitchen with stylish beige cabinetry and plenty of room for appliances. • Low-maintenance rear garden with plenty of patio seating space and convenient side access leading you to the front. Off-road parking and single garage. • Within walking distance of Trentham Gardens, local shops, eateries and much more. Plus easy commuting with the nearby A34, A500, M6, A50, and Stoke train station.



Location, location, location...and oh, what a location it is! Tucked away on the delightfully named Trentham Gardens Close, this beautifully renovated three-bedroom end-of-terrace home is living proof that the best things really do come in secret packages and offered for sale with no chain! Just a leisurely stroll from the popular Trentham Gardens, you'll have coffee, cake, and lakeside serenity practically on speed dial.

Inside, this beautiful home has been thoughtfully renovated by the current owners and boasts a bright and spacious living room, complete with a fitted media wall with built-in storage. The seamless flow continues into the open-plan kitchen/dining room. The kitchen is set in a practical U-shape and features stylish beige base and overhead cabinetry and drawers that are perfect for storing your essentials, plus a fitted oven and 4-burner gas hob, and ample room for appliances. The dining room is complemented by a large, glazed sliding door that opens to the rear garden. Completing the ground floor is a convenient entrance hall with a handy w/c.

Upstairs is home to two generously sized double bedrooms, one with its own storage cupboard for added convenience, plus a further single that is ideal for a nursery, home office, or even your very own dressing room. The bathroom is perfect for relaxing after a long day with a bath/shower duo, sink, and w/c.

Continue outside to a perfectly low-maintenance rear garden offering plenty of patio seating space, room for a shed, and further flexibility whether you'd prefer a play area for little ones or a hot tub for the grown-ups.

Convenient side access leads you to the front of the home, where you will find a bark garden space and steps leading to the front door.

The property sits tucked off the road and boasts off-road parking along with a single garage that's perfect for secure storage. Commuting has never been easier with the nearby A34, A500, M6, A50, and Stoke train station.

Location

Trentham lies to the South of Stoke-on-Trent and offers a perfect mix of modern living, green surroundings and excellent amenities. Known for its attractive residential streets and family-friendly atmosphere with local schools, including well regarded Trentham Academy and several highly rated primaries

At the heart of the area is Trentham Gardens and Shopping Village, a renowned destination featuring independent boutiques, restaurants, cafés, a garden centre and the award-winning Trentham Estate – ideal for walks, leisure and family days out. Additional amenities include shops, bars and eateries as well as the popular 18-hole Trentham Golf Club.

Trentham benefits from easy access to the A34, A50 and M6, as well as main line rail stations in Stoke and Stafford making it ideal for commuters.



Beautifully presented 3-bed end-of-terrace on Trentham Gardens Close. Modern interior, open-plan kitchen/dining, spacious rooms, low-maintenance garden, off-road parking + garage. NO CHAIN! Council Tax band: B

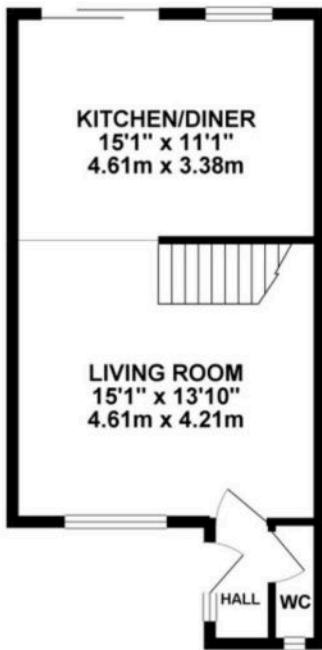
Tenure: Freehold

EPC Energy Efficiency Rating: C

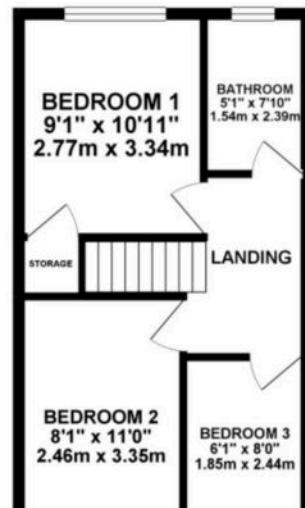
EPC Environmental Impact Rating: D



GROUND FLOOR 408.60 sq. ft.
(37.96 sq. m.)

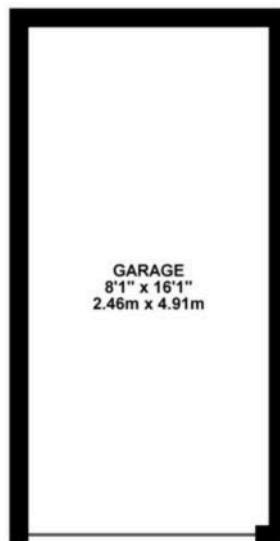


1ST FLOOR 351.07 sq. ft.
(32.62 sq. m.)



TOTAL FLOOR AREA - 759.67 sq. ft. (70.58 sq. m.) approx.
While 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 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 is given as to their operability or efficiency. No guarantee is given.
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GROUND FLOOR 129.83 sq. ft.
(12.06 sq. m.)



TOTAL FLOOR AREA - 129.83 sq. ft. (12.06 sq. m.) approx.
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