



Connells

Castle Acre
Stafford



Property Description

CONNELLS ESTATE AGENTS are delighted to market for sale this well presented chain free two bedroom semi-detached family home in Stafford. Located within close proximity of both the town centre of Stafford and the M6 motorway network, the property is in prime location for commuting with rail links direct from Stafford to Manchester, Birmingham and London Euston. The thriving market town also offers a wide range of shops, restaurants and entertainment facilities with ample schooling opportunities.

This ideal family home briefly comprises of an entrance hallway, fitted kitchen and lounge/diner all located on the ground floor, with stairs leading to first floor landing, family bathroom and two bedrooms.

Externally to the front there is a spacious private driveway with gated access to rear, with the rear garden landscaped with decorative gravel, flagged patio seating area and a storage shed.

Internally

Entrance Hallway

Having front door access, radiator, laminate wood flooring and doors into;

Kitchen

10' 2" x 6' 8" (3.10m x 2.03m)

Having double glazed window to front, this fitted kitchen offers a range of wall and base units incorporating laminate work surfaces over, stainless steel sink and drainer, space for appliances and tiled flooring.

Lounge-Diner

14' 7" x 12' 7" (4.45m x 3.84m)

Having double glazed patio doors to rear, electric fireplace, radiator and laminate wood flooring.

Landing

Having carpeted stairs leading to first floor landing and doors into;

Bedroom One

12' 7" x 9' 4" (3.84m x 2.84m)

Having double glazed window to front, radiator and carpet flooring.

Bedroom Two

12' 7" x 8' 2" (3.84m x 2.49m)

Having double glazed window to rear, radiator and laminate wood flooring.

Bathroom

Having W.C, wash hand basin, bath with overhead shower and laminate wood flooring.

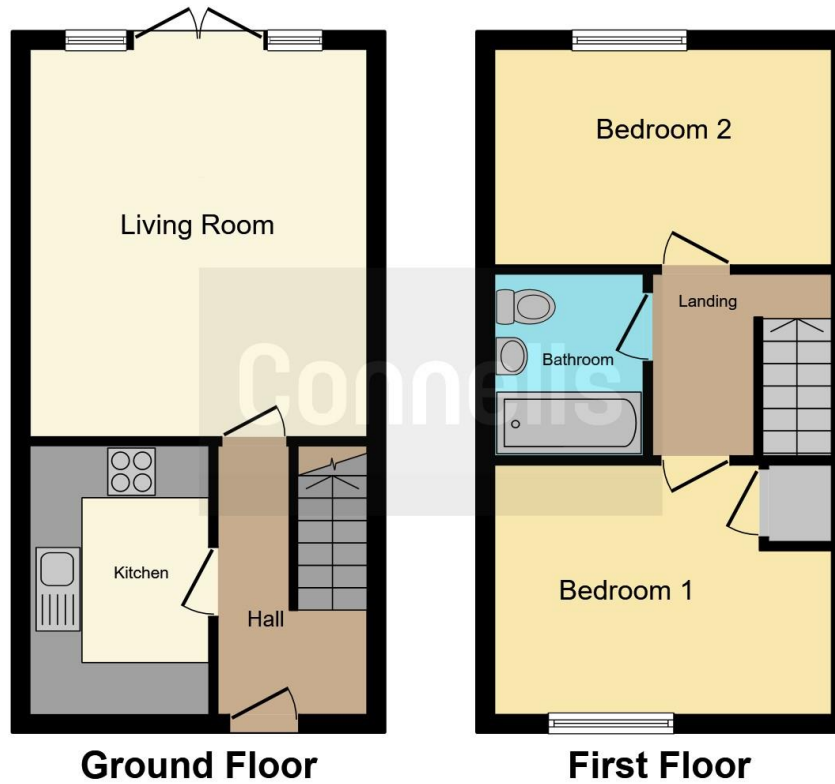
Externally

Externally to the front there is a spacious private driveway with gated access to rear, with the rear garden landscaped with decorative gravel, flagged patio seating area and a storage shed.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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 STAFFORD ST16 2JU

EPC Rating: D

view this property online connells.co.uk/Property/STD106216

Tenure: Freehold



Awaiting Photograph

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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