





Property Description

CONNELLS ESTATE AGENTS are delighted to present for sale this fully renovated two bedroom end-terraced home on the popular Marston Road, Stafford. The property is within close proximity of local shops, schools and amenities and a short walk from the town centre of Stafford - ideal for commuting with excellent access to the M6 motorway network, local bus routes and rail links with direct lines to Birmingham, Manchester and London.

This ideal family home is immaculately presented throughout with modern fixtures and fittings, briefly comprising of an entrance hallway, lounge, dining room, fitted kitchen and shower room all located on the ground floor, with stairs leading to first floor landing, two bedrooms and family bathroom.

Externally to the rear there is a landscaped courtyard with decorative gravelling, a separate lawn with paved pathway and decorative border and storage garage.

Internally

Entrance Hallway

Having UPVC door to front and doors into;

Lounge

10' 5" x 10' 11" (3.17m x 3.33m)

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

Dining Room

14' 1" x 14' (4.29m x 4.27m)

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

Kitchen

15' 7" x 7' 4" (4.75m x 2.24m)

Having double glazed windows to side and door to side, this fitted kitchen offers a range of wall and base units incorporating granite effect work surfaces over, Range with cooker hood, stainless steel sink and drainer and vertical radiator.

Shower Room

Having frosted window to side, W.C, wash hand basin, corner shower cubicle with shower overhead, towel radiator and part tiled walls.

Landing

Having stairs leading from lounge, double glazed window to side, loft access and radiator.

Bedroom One

14' 2" x 11' 3" (4.32m x 3.43m)

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

Bedroom Two

11' x 10' 9" (3.35m x 3.28m)

Having double glazed window to rear, storage cupboard, radiator and carpet flooring.

Bathroom

Having frosted window to rear, W.C, wash hand basin, bath with shower overhead and towel radiator.

Externally

Externally to the rear there is a landscaped courtyard with decorative gravelling, a separate lawn with paved pathway and decorative border and storage garage.









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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Unit 3C, Salter Street
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EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/STD107480



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.

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