

Gretton Avenue

Stretton, Burton-on-Trent, DE13 0BX



A lovely detached bungalow handily situated with a range of shops and amenities in easy reach. Well presented throughout and ready to move into with a drive and detached garage together with a superb orangery. No upward chain.

£227,000



John German

Situated in the popular location of Stretton with this detached bungalow being set in easy reach of a wide range of shops, facilities and amenities, offering the perfect home to retire to or downsize to. Available with the advantage of no upward chain.

Set behind a driveway and low maintenance front garden with side gate leading through to a detached single garage, the front entrance door opens into a hallway area with a smart fitted kitchen off to the left having a range of base an eye level units, integrated oven and hob, window framing views to front, as well as the warm air central heating boiler.

A door leads through into a spacious lounge which has French doors opening into the highlight of the bungalow which is a superb orangery with spotlights and French doors opening out to the rear garden.

Off the lounge is a second hallway area giving access off into two good sized bedrooms and a shower room with shower cubicle, pedestal wash hand basin and WC.

The bungalow stands on a lovely level plot with the rear garden featuring a paved terrace ideal for outside dining, shaped lawns and side entrance via gate. There is also a garage with up and over front entrance door.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Property construction: Brick

Parking: Drive & garage

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

Heating: Warm air central heating

(Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: See Ofcom link for speed:

<https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link

<https://checker.ofcom.org.uk/>

Local Authority/Tax Band:

East Staffordshire Borough Council / Tax Band C

Useful Websites: www.eaststaffsb.gov.uk

www.gov.uk/government/organisations/environment-agency

Our Ref: JGA/15022024

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D		
39-54	E	54 E	
21-38	F		
1-20	G		



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