



NO UPWARD CHAIN - This two bedroom semi-detached bungalow requiring modernisation comes with off road parking and established gardens. The property is ideally located close to local amenities and public transport routes.

Asking Price Of £200,000

Approaching the bungalow, you can see the lovely front garden and gates to the driveway. The driveway leads under the car port allowing further off-road parking.

As you enter the porch you have access to the hallway leading to the kitchen and living room. This space has storage cupboards making it useful for shoes, coats and more.

The kitchen has base and eye level units, fridge, freezer, washing machine and oven. The sink is located looking out onto the driveway, letting in some great natural light.

To the front of the property is a large window, this belongs to the large living room featuring a fireplace.

The master bedroom currently features built in storage and a window to the rear.

The second bedroom is also a double and looks out onto the garden.

The family bathroom includes wc, hand wash basin and shower over bath.

To the rear of the property is a patioed area with steps leading into the garden. This space is easy to maintain and with the front garden too, you can follow the sun or shade around all day.

The property does require modernisation but with the property being conveniently located to transport links and amenities, a viewing is required to appreciate the potential on offer.

Probate has been applied for but is yet to be granted, please call the office for more information.

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

Property construction: Standard

Parking: Driveway/Carport

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

Heating: Mains gas

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

Broadband type: TBC

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 B

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA13052024

The property information provided by John German Estate Agents Ltd is based on enquiries made of the vendor and from information available in the public domain. If there is any point on which you require further clarification, please contact the office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property. Please note if your enquiry is of a legal or structural nature, we advise you to seek advice from a qualified professional in their relevant field.







Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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Agents' Notes

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