



Rugeley Road,
Burntwood, WS7 9BE

Offers in the Region Of £380,000

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Welcome to Rugeley Road, a deceptively spacious semi detached family home with the added benefit of a self contained ground floor apartment. Internally this wonderful property comprises a welcoming entrance porch, hallway, spacious through lounge, stunning kitchen diner finished to a high specification with bi-folding doors and lantern. Completing the ground floor is the modern shower room that has been recently refurbished along with additional understairs storage.

Stairs lead to the first floor where the property boasts three generous bedrooms, a separate W/C and also another family bathroom.

Outside is a well proportioned garden perfect for any growing family and offering further scope for improvement.

In addition to this you have a fully self contained ground floor apartment with one double bedroom, a bathroom and an open plan kitchen living space. (Please note there is a separate council tax band - 'A' for the apartment.)

To the fore is a large multi vehicle driveway. You have local shops within walking distance along with the sought after Fulfen Primary School on the same road.

You really will not find a better property for multi-generational living, working from home or the overall versatility this home offers.

CALL NOW TO VIEW!!!







Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market:

Property Specification

SOUGHT AFTER LOCATON
GROUND FLOOR APARTMENT INCLUDED
THREE BEDROOMS + ONE GROUND FLOOR BEDROOM
SPACIOUS RECEPTION ROOM
THREE BATHROOMS

Porch 3.61m (11'10") x 0.90m (2'11")

Hall

Snug 3.57m (11'9") x 3.43m (11'3")

Living Room 3.97m (13') x 3.43m (11'3")

Kitchen/Diner 5.38m (17'8") x 4.18m (13'9")

WC

Shower Room 2.43m (8') x 1.85m (6'1")

Landing

Bedroom 1 3.97m (13') x 3.35m (11')

Bedroom 2 4.32m (14'2") x 3.26m (10'8")

Bedroom 3 3.86m (12'8") x 2.47m (8'1")

Bathroom 2.47m (8'1") x 2.16m (7'1")

Bedroom 1 Flat 5.09m (16'8") x 2.95m (9'8")
Open Plan Kitchen Living Space 6.45m (21'2") x 4.61m (15'1")

Bathroom 2 2.83m (9'3") x 1.59m (5'3")

Viewer's Note:

Services connected: Gas, Electric, Water, Drainage
Council tax band: B
Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only

Energy Efficiency Rating



Map Location

