





****NO UPWARDS CHAIN** **SHARED OWNERSHIP**** A beautifully presented two-bedroom semi-detached home, offered for sale on a 25% shared ownership basis. The property provides well-arranged accommodation throughout, including a spacious living room, a modern kitchen diner and two generous double bedrooms. Externally, the home benefits from off-street parking and a landscaped rear garden, making it an ideal purchase for first-time buyers looking for an affordable and stylish home in Burton.



DESCRIPTION

GROUND FLOOR

The home is approached via an entrance hallway with doors leading into the living spaces and stairs rising to the first floor. The living room is set to the front elevation and offers a bright, welcoming space with neutral décor, a feature wall, and ample room for furniture.

To the rear is the stylish kitchen diner, fitted with a modern selection of matching wall and base units, integrated oven and hob, tiled splash backs, space for appliances, and room for a dining table. Two windows overlook the garden, and a rear door provides direct access outside. Completing the ground floor is a guest WC, fitted with a wash-hand basin and low-level WC.

FIRST FLOOR

The first-floor landing gives access to two well-proportioned double bedrooms, both enjoying good natural light and comfortable floor space, with the main bedroom positioned to the front elevation. The family bathroom is finished with a modern three-piece suite, including a bath with shower over, wash-hand basin, and low-level WC.

OUTSIDE

The property enjoys off-street parking to the front, along with a neat front garden area. The rear garden is fully enclosed and has been thoughtfully landscaped to provide a lawned area, attractive borders, paved patio seating space, and a garden shed. The layout provides an excellent outdoor area for relaxation and entertaining.

LOCATION

Situated in Burton, the property offers convenient access to local amenities, schools, and transport links, making it a practical and well-connected place to live.

SHARED OWNERSHIP



Shared ownership by Midland Heart rent payment is £372.91 PCM.

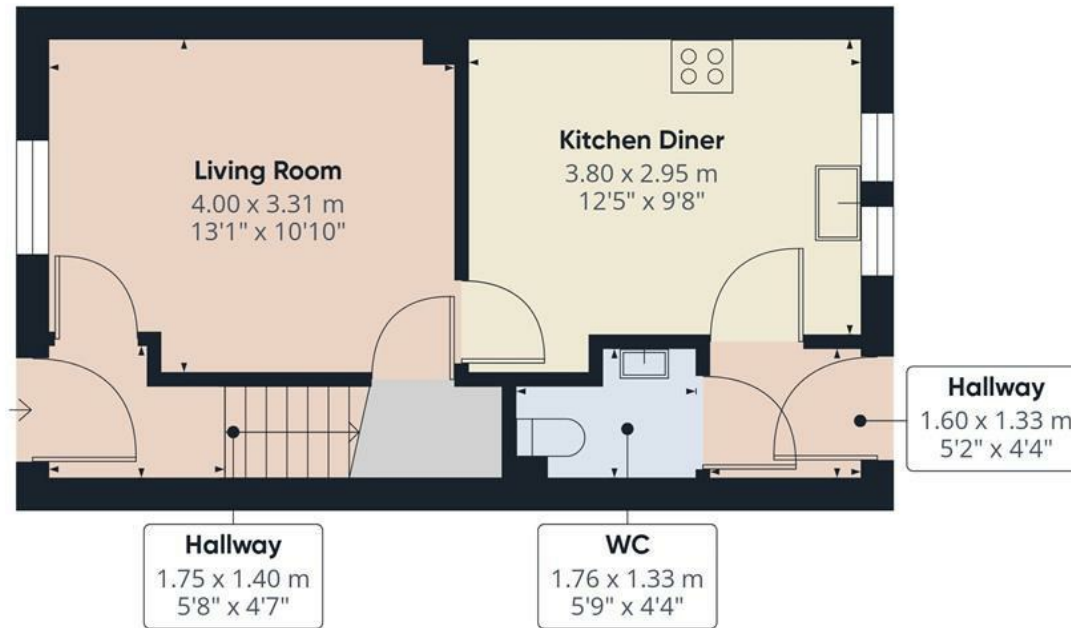




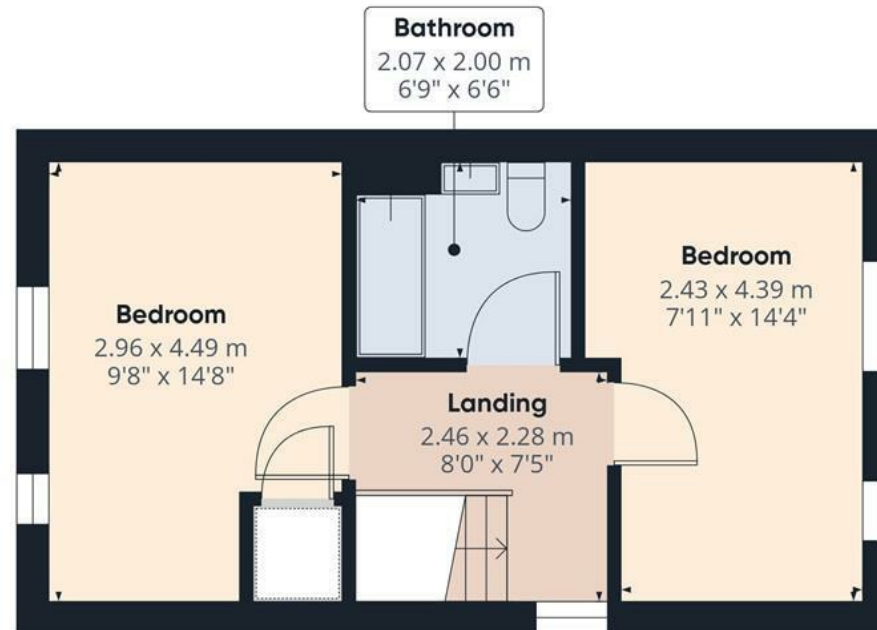








Floor 0



Floor 1

Approximate total area⁽¹⁾

65.7 m²

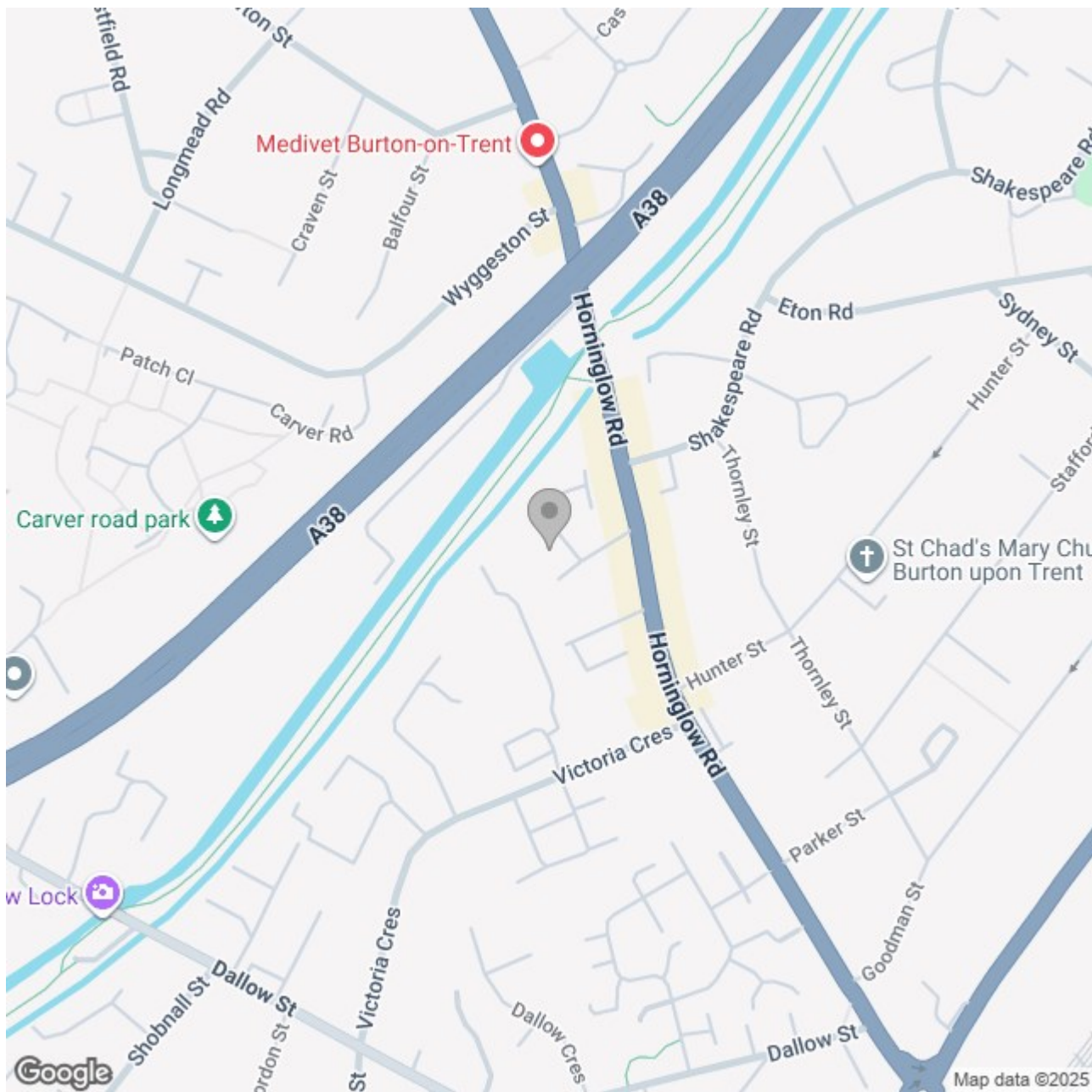
708 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	