



£190,000

KEY TENURE: Freehold

≡ EPC RATING: D

£ COUNCIL TAX BAND: A

Stafford

Marston Road
Stafford Staffordshire ST16



Attention first-time buyers and savvy investors! Here's a fantastic opportunity you won't want to miss—a delightful three-bedroom terrace home situated just a short stroll from Stafford's bustling town centre, offering excellent amenities, local shops, and easy access to the mainline train station.

Inside, you'll be greeted by a welcoming entrance hall, leading to a spacious living room, separate dining room, and a well-appointed kitchen, all on the ground floor. Upstairs, there are three well-sized bedrooms and a family bathroom. Externally, the property features a front courtyard garden and a generous, low-maintenance rear garden with off-road parking, accessible through secure wooden gates. With No Onward Chain, this home is bound to be snapped up quickly. Don't miss out—book your viewing today!

- Three Bedroom Terrace Home
- Spacious Living Room & Dining Room
- Kitchen & Utility
- Three Bedrooms & Family Bathroom
- Rear Garden With Gates Providing Parking
- Ideal For First Time Buyers & Investors

You can reach us **9am to 9pm**, 7 days a week

14 Salter Street, Stafford, Staffordshire, ST16 2JU

01785 223344

hello@dourishandday.co.uk



Entrance Hall

Accessed through a double glazed entrance door and having wood effect laminate flooring and a storage cupboard.

Dining Room 12' 6" x 11' 3" (3.80m x 3.44m)

A spacious dining room having wood effect laminate flooring and a double glazed window to the front elevation.

Living Room 11' 10" x 14' 7" (3.61m x 4.45m)

A good sized living room having stairs leading to the first floor landing, a radiator and double glazed window to the rear elevation.

Kitchen 8' 0" x 8' 0" (2.45m x 2.45m)

Having a range of matching base and eye level units with fitted work surfaces and an inset stainless steel single bowl sink unit with chrome mixer tap, integrated oven with four ring gas hob and cooker hood over, tiled splashbacks, tiled flooring, double glazed window to the side elevation and double glazed door to the side elevation.



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Utility 4' 10" x 8' 1" (1.48m x 2.47m)

Having fitted countertops with under counter space for appliances, tiled flooring and a double glazed window to the side elevation.

Landing

Having loft access and downlights.

Bedroom One 11' 11" x 11' 11" (3.63m x 3.63m)

A spacious double bedroom having a large walk in double wardrobe with clothes rail hanging space, radiator and double glazed window to the rear elevation.

Bedroom Two 12' 2" x 7' 5" (3.70m x 2.26m)

A second double bedroom having a radiator and double glazed window to the front elevation.

Bedroom Three 9' 5" x 7' 0" (2.87m x 2.13m)

Having a radiator and double glazed window to the front elevation.

Bathroom 13' 4" x 7' 11" (4.06m x 2.41m)

Having a white suite comprising of a panelled bath with mains shower over glazed screen and chrome mixer tap, wash basin with chrome mixer tap, storage cupboard with shelving, tiled walls, chrome tile radiator and double glazed window to the rear elevation.

Outside - Front

Accessed through a metal garden gate leading onto a front courtyard garden. The courtyard gives access to the main entrance hall.

Outside - Rear

Having a paved seating area leading onto a low maintenance Astro turfed garden and double wooden gates at the rear. Enclosed by wooden fence panelling.

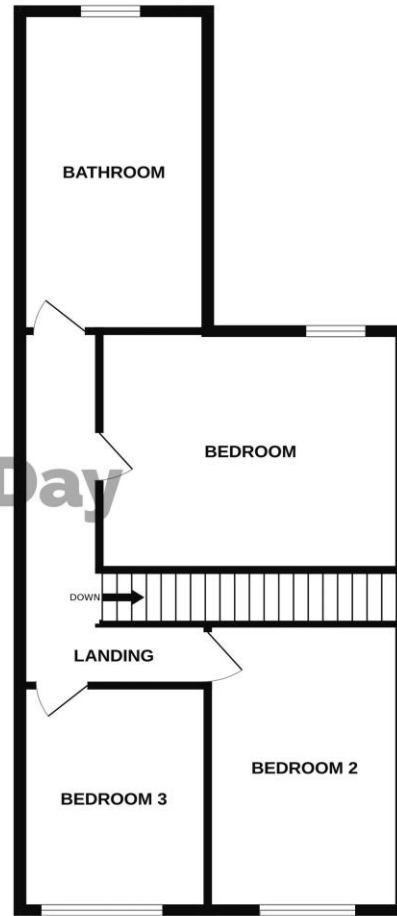
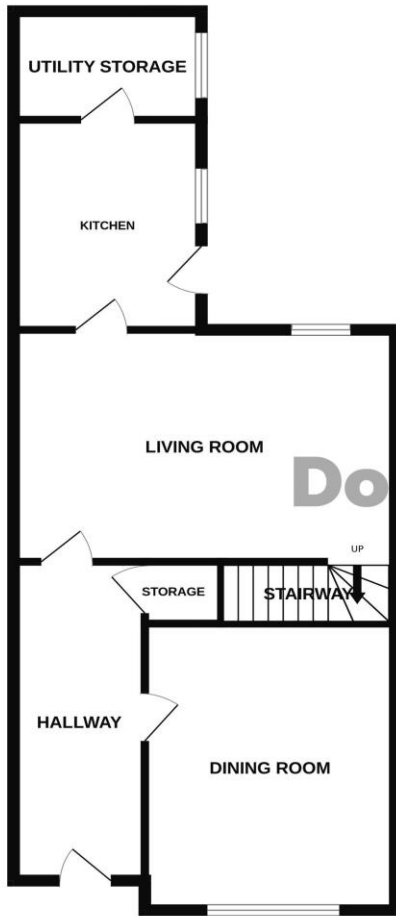
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GROUND FLOOR

1ST FLOOR



Dourish&Day

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69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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