



£550,000

3 Bedroom Detached Bungalow for sale  
The Smithy Burton Road, Needwood, Burton-on-Trent





## Overview

ENQUIRE VIA OUR EWEMOVE WEBSITE - Nestled in the tranquil hamlet of Needwood, this spacious three-bedroom bungalow offers a rare opportunity to embrace rural living while remaining within easy reach of modern amenities. Situated on a substantial plot, this property enjoys uninterrupted views of the picturesque countryside and presents exciting potential for development.



## Key Features

- Substantial Plot - Potential To Build STPP
- Large 3 Bed Bungalow
- Extensive Garden
- Private Driveway, Garage & Carport
- Stunning Rural Views
- Close To Anslow, Tutbury, Barton & Burton-on-Trent
- GCH & Air Source Heat Pump
- Septic Tank
- Viewing Essential
- Call NOW 24/7 or book instantly online to View







Nestled in the tranquil hamlet of Needwood, this spacious three-bedroom bungalow offers a rare opportunity to embrace rural living while remaining within easy reach of modern amenities. Situated on a substantial plot, this property enjoys uninterrupted views of the picturesque countryside and presents exciting potential for planning development.

### Property Overview

Set back from the road behind a charming hedge, the property boasts a private driveway leading to a single garage and carport, providing ample parking.

### Interior Features

Upon entering, you are welcomed by an entrance porch that opens into a spacious inner hallway. The large through living room, complete with a gas log effect burner, creates a warm and inviting atmosphere perfect for relaxation. The open plan kitchen/breakfast room is designed for modern living, offering ample space for culinary adventures.

A separate dining room/snug provides a versatile space that can be adapted to suit your lifestyle needs. The bungalow features two generously sized double bedrooms and a comfortable single bedroom, all served by a spacious family bathroom.

### Conservatory & Outdoor Living

One of the standout features of this property is the expansive conservatory that spans the rear of the bungalow. This light-filled space offers stunning views of the surrounding countryside and direct access to a large outdoor patio, perfect for al fresco dining and entertaining. A convenient WC is also located adjacent to the conservatory for added comfort.



## Potential for Development

With its expansive plot and stunning location, this property offers significant potential for planning development, making it an ideal investment for those looking to expand or enhance their living space.

## Surrounding Area

The hamlet of Needwood is part of the Anslow and Tatenhill parishes, a region rich in history and natural beauty. Formerly a forest area, Needwood now encompasses numerous farms, with dairy farming as the primary enterprise. Nearby, the grounds of the demolished Byrkley Lodge are home to St George's Park, the English National Football Centre, and 490 acres of public woodland, including the picturesque Jackson Bank at Hoar Cross.

Convenient amenities can be found in the nearby village of Barton under Needwood, including a doctors' surgery, pharmacy, and post office. The village also offers shops, a cozy village cafe, and inviting pubs.

Tatenhill enjoys a strategic location just south of Burton upon Trent, granting easy access to the A38 for travel to Lichfield, Derby, and Birmingham. Regional and national rail travel is readily available from Burton upon Trent, Lichfield, and Tamworth, providing direct links to major cities and international airports such as Birmingham and East Midlands.

This property is well-situated for local schools, with John Taylor High School, as well as Infant and Junior schools in Barton Under Needwood and Rangemore Primary School nearby. Denstone College and its preparatory school, Smallwood Manor, along with Abbots Bromley School, are all within easy reach.

For fitness and leisure enthusiasts, St George's Park and Hoar Cross Hall are just a short drive away, offering excellent facilities. Branston Golf & Country Club, with its family-friendly amenities, is also a mere 10-minute drive from your doorstep.

## MUST BE VIEWED

Don't miss this opportunity to own a piece of Needwood's charming countryside. Contact us today to arrange a viewing and experience the serene beauty of this unique property.

# Floorplans

GROUND FLOOR  
1682 sq.ft. (156.3 sq.m.) approx.



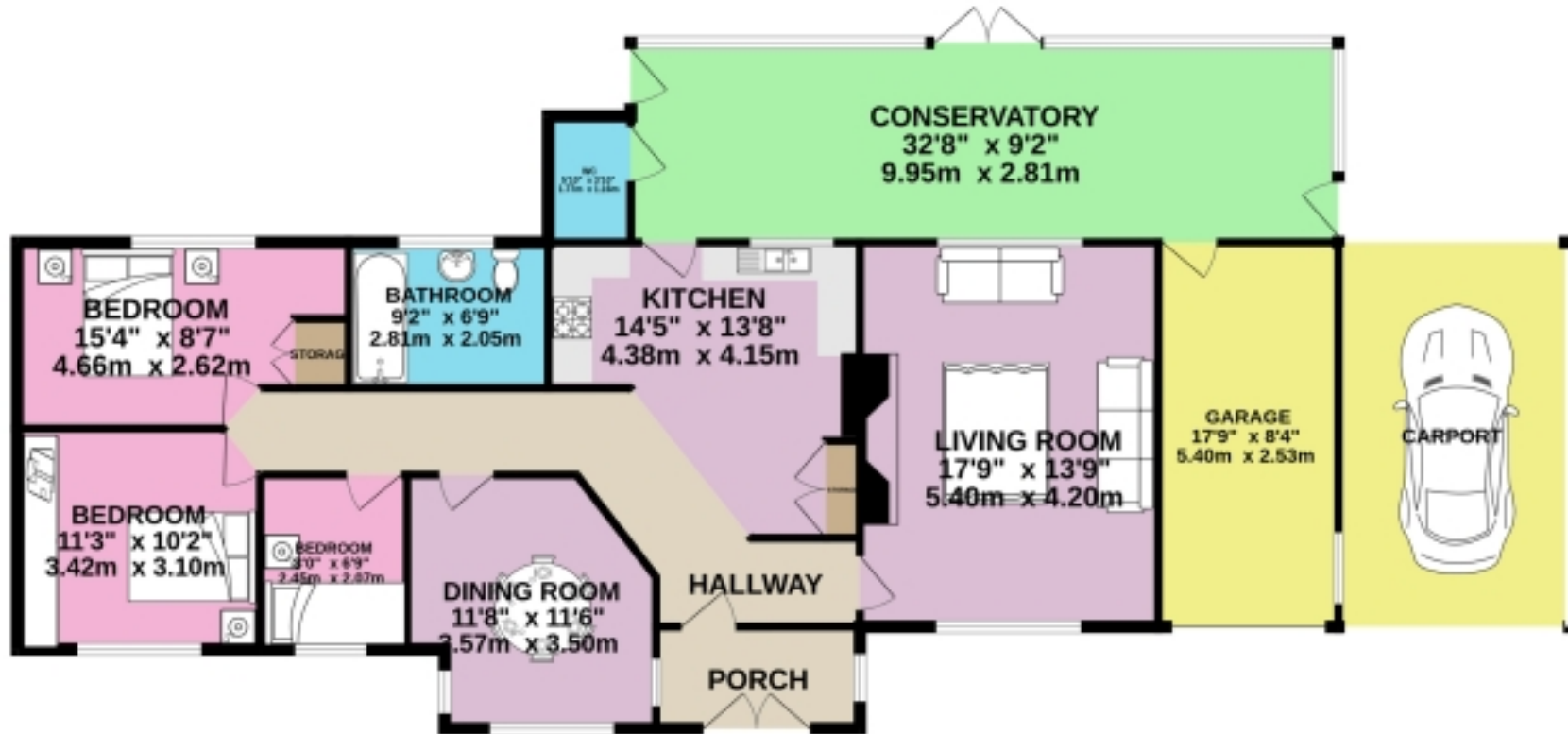
TOTAL FLOOR AREA : 1682 sq.ft. (156.3 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.

Made with Metropix © 2024

# Floorplans

## GROUND FLOOR 1682 sq.ft. (156.3 sq.m.) approx.

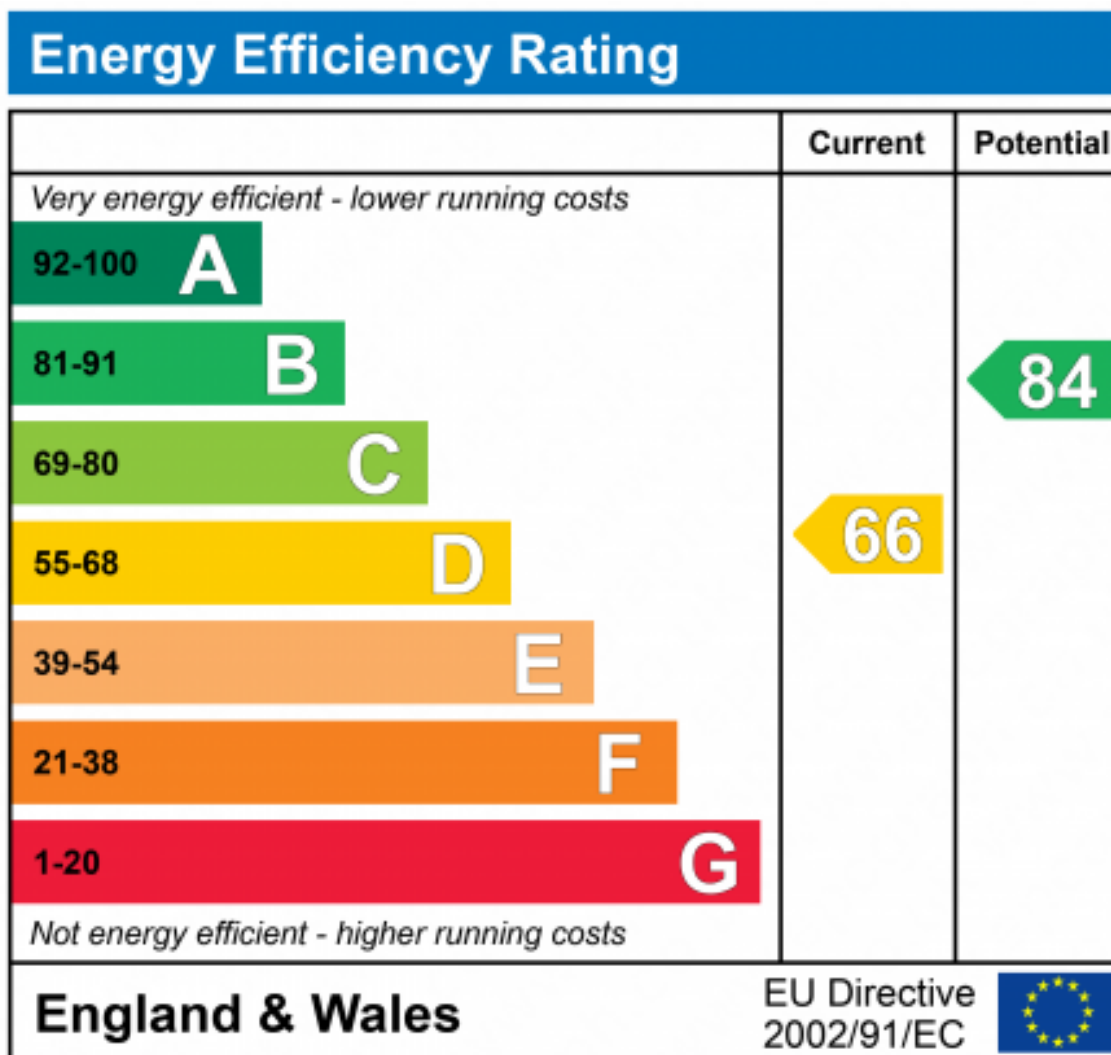


TOTAL FLOOR AREA : 1682 sq.ft. (156.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metrooix ©2024







Marketed by EweMove Barton-Under-Needwood

01283 247076 (24/7)  
barton@ewemove.com



**EweMove**  
SALES AND LETTINGS