



**Riversfield Drive, Rocester, Uttoxeter. ST14 5LN**

**welcome to**

## **Riversfield Drive, Rocester, Uttoxeter**

Bagshaws Residential are delighted to market this WELL PRESENTED semi detached property situated in a popular village of Rocester. We recommend EARLY INTERNAL VIEWING to appreciate the accommodation comprising: kitchen diner, lounge, three bedrooms & family bathroom. GARAGE, drive & gardens.



Access to the property is gained via a driveway providing off parking giving access to the garage and leading to:

**Entrance Door:**

Leading into:

**Entrance Porch:**

With double glazed windows to the front and side elevations; door leading into:

**Lounge:**

Having double glazed windows to the front and side elevations; stairs to the first floor accommodation; central heating radiator; door leading to:

**Kitchen Diner:**

A fitted kitchen comprising one and a half bowl sink and drainer set in a base unit; further base and wall units; complementary work surface; integrated electric oven with cooker hood over; integrated fridge freezer; plumbing for washing machine; double glazed window to the rear elevation; door leading out to the rear garden; understairs store cupboard; laminate flooring.

**Stairs From The Lounge:**

Leading to:

**First Floor Landing:**

With double glazed window to the side elevation; loft access housing central heating boiler; doors off to:

**Bedroom One:**

Having double glazed window to the front elevation; built in mirror door wardrobes; central heating radiator; storage cupboard.

**Bedroom Two:**

With double glazed window to the rear elevation; central heating radiator.

**Bedroom Three:**

With double glazed window to the front elevation; central heating radiator; overstairs store cupboard.

**Family Bathroom:**

Having bath; wash hand basin; low level w.c.; complementary tiling; central heating radiator; double glazed window to the rear elevation.

**Garage:**

Having up and over door; power and lighting.

**Gardens:**

The front garden is laid to lawn with side gated access leading to the garage. The rear garden being laid to lawn with patio area and having both hedge and timber fenced boundaries.

**Please Note:**

Photographs may have been taken using a wide angle lens. Council Tax Band B



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## Riversfield Drive, Rocester, Uttoxeter

- Semi Detached
- Three Bedrooms
- Kitchen Diner. Lounge
- Family Bathroom
- Detached Garage. Driveway. Gardens

Tenure: Freehold EPC Rating: C  
Council Tax Band: B

offers in the region of

**£230,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
UTR109751 - 0003

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