



97 Shobnall Street

, Burton-On-Trent, DE14 2HJ

Guide price £145,000



LOCATION! LOCATION! LOCATION! Dwellings Estate Agents are delighted to present this terraced home to the market. Shobnall Street boasts convenient proximity to Burton town centre, schools, and local amenities. Burton Queens Hospital is a mere 5-minute drive. Transportation links are nearby, such as the A38 & the train station.

This property is well presented throughout. The property is set over two floors and is a spacious family home that offers versatile living accommodation. The ground floor briefly comprises an entrance hallway, two spacious reception rooms, a fitted kitchen, a utility area, and a W/C located to the rear of the property. The first-floor landing leads to two generously sized bedrooms and a three-piece bathroom. Externally, to the front, there is a forecourt garden with a shared gated entrance leading to the enclosed rear garden.

Viewings are an absolute must to fully appreciate this beautiful home. Would you like to view this property? Simply click on the "Email Agent" button.

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Our Google Customer Reviews speak volumes; visit our Instagram and Facebook pages to see video testimonials of Vendors who have sold with us.



DINING ROOM 10'11" x 10'5" (3.34m x 3.20m)

LOUNGE 11'9" x 13'5" (3.60m x 4.10m)

KITCHEN 9'10" x 6'5" (3.00m x 1.98m)

UTILITY AREA 2'11" x 6'5" (0.90m x 1.98m)

W/C 2'7" x 6'5" (0.80m x 1.98m)

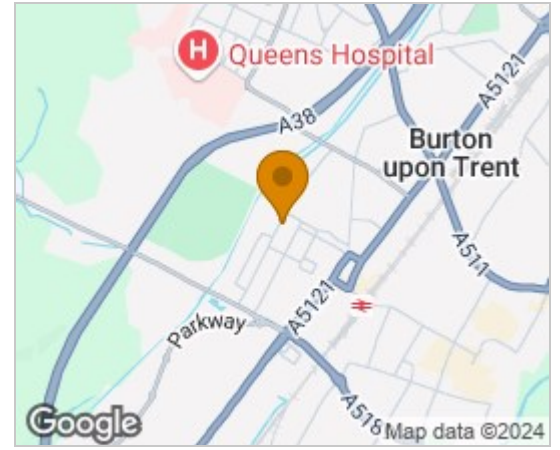
LANDING

MASTER BEDROOM 10'9" x 15'2" (3.30m x 4.63m)

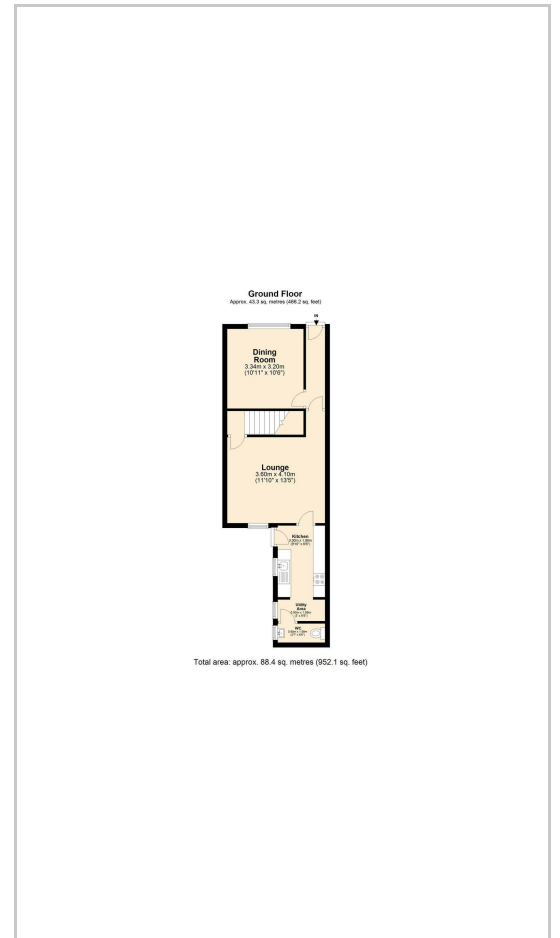
BEDROOM TWO 12'6" x 12'2" (3.82m x 3.73m)

BATHROOM 9'6" x 8'3" (2.92m x 2.53m)

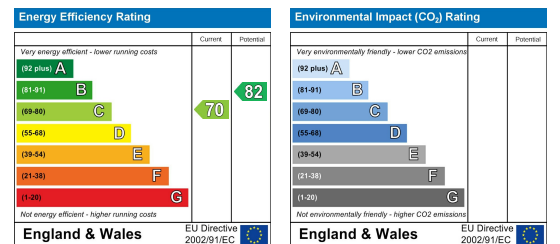
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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