



## 3 Bishop Lane

, Burton-On-Trent, DE13 9EY

Guide price £365,000



Burton's only "Legally Trained" Estate brings to the market this exceptionally well presented modern detached house in a sought-after location.

As a resident, you'll be surrounded by beautiful countryside whilst overlooking the town of Burton upon Trent. Easy access is available to the A38 for onwards travel. You also benefit from schools close by including The Mosley Academy, Shobnall Primary School and John Taylor High School.

On the ground floor we have the WC, spacious Lounge and fitted Kitchen/Diner. Upstairs we have 3 spacious bedrooms and a family bathroom, followed by the master bedroom with an ensuite

This home has a driveway and garage and a beautifully landscaped rear garden. Outside there is a generous frontage.

Viewing is highly recommended to appreciate all that this fantastic home has to offer. There is virtual tour on here which covers every detail of the house.



- LOUNGE 23'3"x 11'3" (7.09x 3.43)
- KITCHEN/DINER 14'8" x 17'3" (4.48 x 5.28)
- HALL 14'7"x 6'8" (4.47x 2.05)
- SNUG 8'10" x 10'3" (2.7 x 3.13)
- UTILITY 5'5" x 5'10" (1.67 x 1.79)
- WC 5'5" x 4'0" (1.67 x 1.24)
- MASTER BEDROOM 13'4" x 11'6" (4.08 x 3.52 )
- BEDROOM 2 12'3" x 9'7" (3.74 x 2.94 )
- BEDROOM 3 10'8" x 12'2" (3.26 x 3.71 )
- BEDROOM 4 9'6" x 9'10" (2.92 x 3.02 )
- EN SUITE 4'8" x 7'4" (1.43 x 2.26)
- LANDING 6'1" x 6'10" (1.87 x 2.10)
- BATHROOM 6'2" x 6'6" (1.88 x 1.99)

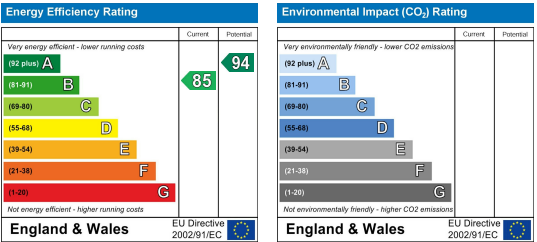
Area Map



Floor Plans



Energy Efficiency Graph



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