



# LITTLE MANSIONS LTD

Specialising in Lettings & Property Management



## Pickering Croft

Burleyfields Stafford ST16 1YW

£1,395 PCM



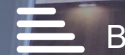
3



2



2



B

- Three Bedroom Detached House
- Modern New-Build
- Close to Stafford Town
- Scenic Views of Golf Course
- Great Transportation Links
- En-Suite Shower Room
- Off-Road Parking & Garage
- Large Garden and Garage
- EPC Rating: B
- Council Tax Band: D

NEW PROPERTY TO THE MARKET is in an excellent location on the newly built development near Castlefields in Stafford with views over Castle Golf and the town. This property is perfect for a FAMILY looking for FRESH and MODERN living accommodation, benefiting from being in a quiet residential area, close to town, local park and with plans for new local schools and amenities soon to be introduced making Burleyfields a super spot for a family looking to settle down. With entrance hall leading to DINING ROOM, SITTING ROOM with doors leading out to the GARDEN, Modern KITCHEN with fridge, freezer, dishwasher, cooker and gas hob. GUEST WC and staircase leading up to first floor landing with PRINCIPLE BEDROOM with en-suite SHOWER ROOM and two further bedrooms. Modern BATHROOM with modern monochrome finish with bath and electric shower. Outside is parking for TWO CARS and a GARAGE. Pets not considered.

Disclaimer: Every effort has been made to ensure the description, details and photos are an accurate reflection of the let however there may be slight variances.

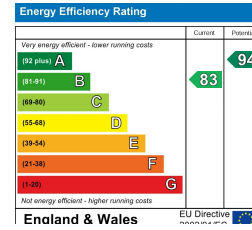




## Area Map



## 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.