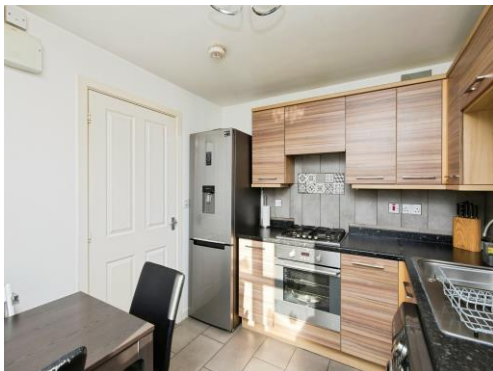




Panama Road
Burton-On-Trent

burchell
edwards



Property Description

Burchell Edwards are delighted to market this 4 Bedroom Mid-Terrace family home. The property is situated on a lovely road on a heavily desired estate in the Horninglow area. The property itself is finished to a lovely standard throughout and boasts a spacious layout over 3 separate floors. The ground floor offers a wonderful living room to the rear of the property, a spacious kitchen as well as a downstairs W/C. Moving up to the first floor of the property, you are greeted to the master bedroom which contains its own en suite as well as the fourth bedroom which is still of a good size. On the second floor of the property you will find the remaining bedrooms which are both double bedrooms as well as the modern, family bathroom. Outside to the rear is an enclosed garden which runs a good length and contains a large lawn area. To the rear of the garden is a patio seating area as well as access to the property's garage. Viewing of this wonderful property is a must!

Entrance Hallway

Wooden flooring and central heating radiator.

Guest W.C

W.C, wash hand basin, spotlights, central heating radiator and wooden flooring.

Lounge

17' 10" x 9' 4" max (5.44m x 2.84m max)
Doors and window to rear elevation, two central heating radiators and wooden flooring.

Kitchen

9' 10" x 8' 9" (3.00m x 2.67m)
Window to front elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, integrated oven and hob, tiled flooring, central heating radiator, space and plumbing for washing machine.

First Floor Landing

Window to front elevation, central heating

radiator and carpet.

Bedroom One

10' 9" x 12' 1" max (3.28m x 3.68m max)
Window to rear elevation, central heating radiator and carpet.

En-Suite

Window to rear elevation, W.C, wash hand basin, shower cubicle and wooden flooring.

Bedroom Four

10' 9" x 8' 9" max (3.28m x 2.67m max)
Doors to front leading to juliet balcony, central heating radiator and carpet.

Second Floor Landing

Storage cupboard, loft access and carpet.

Bedroom Two

15' 11" max x 10' 3" max (4.85m max x 3.12m max)
Two windows to front elevation, central heating radiator and carpet.

Bedroom Three

10' 5" x 8' 11" (3.17m x 2.72m)
Window to rear elevation, central heating radiator and carpet.

Bathroom

Window to rear elevation, W.C, wash hand basin, shower over bath, central heating radiator and wooden flooring.

Loft Space

Boarded and insulated.

Rear Garden

Large lawned area, patio area, slabbed seating area, roofed area with electrics and

access to garage.

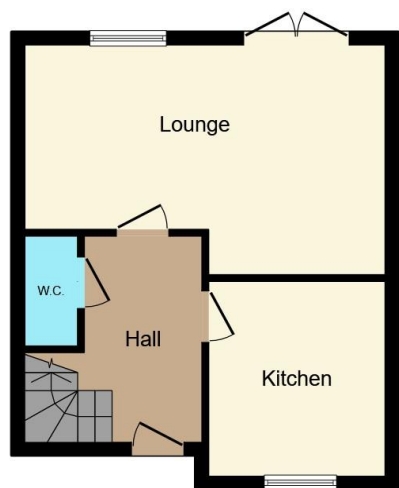
Front Garden

Off road parkig and access to garage.

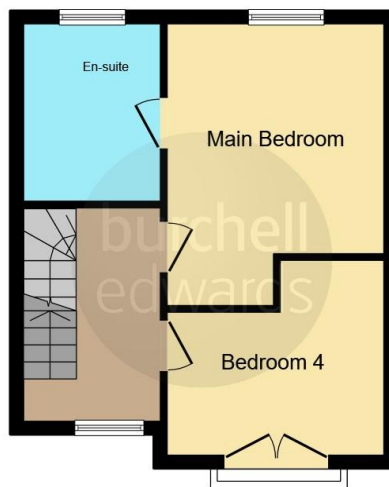








Ground Floor



First Floor



Second Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Burchell Edwards on

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 BURTON-ON-TRENT DE14 1AN

EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/BUT210368



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