



Jeque Place, Burton-On-Trent



Property Description

Burchell Edwards are delighted to bring to market this 3 bedroom townhouse, situated in a desirable new estate between Burton-on-Trent town centre and Stretton village. The property is within walking distance of good schooling and local amenities, and is move-in-ready with brand new carpets and fresh neutral decor throughout.

Upon arrival, this functional and versatile property offers parking in front of a carport come-garage, with electric roller door concealing a tarmac driveway through to the rear garden via double wooden doors. This is laid to lawn and enclosed by fencing, with hardstanding patio area.

Entry at the front leads into a hallway with downstairs toilet, access to parking area, and double 3rd bedroom or dedicated home office space as required. This also features French doors opening out to garden area.

Stairs to the 1st floor lead to a large lounge/diner reception room with a luxurious Juliette balcony overlooking the front garden. The kitchen space has a range of wall and base storage units, as well as modern fixtures and fittings.

Finally, the 2nd floor offers the en-suite double master bedroom, double 2nd bedroom, a landing space with built-in storage and sizeable family bathroom. Viewing strongly recommended.

Entrance Hallway

Door to front elevation, door to garage and laminate flooring.

Guest W.C

Wash hand basin, W.C, central heating radiator, laminate flooring and tiling to splash prone areas.

Lounge/Diner

11' Max x 19' 6" Max (3.35m Max x 5.94m Max)
Double glazed window to rear elevation, Juliet balcony over looking front, carpet and central heating radiator.

Kitchen

9' 6" x 9' (2.90m x 2.74m)
Double glazed window to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, electric oven, gas hob, extractor, central heating radiator, vinyl flooring, extractor and space and plumbing for washing machine and dishwasher and fridge freezer.



Landing

Carpet, storage cupboard housing water tank, loft access and carpet.

Bedroom One

10' 11" x 10' 4" (3.33m x 3.15m)
Double glazed window to front elevation, carpet and central heating radiator.

En-Suite

Double glazed window to front elevation, walk in shower, wash hand basin, extractor, vinyl flooring and central heating radiator.

Bedroom Two

10' 5" x 9' (3.17m x 2.74m)
Double glazed window to rear elevation, carpet and central heating radiator.

Bedroom Three

9' 1" x 7' 10" (2.77m x 2.39m)
Double glazed french doors to rear elevation.

Bathroom

Double glazed window to rear elevation, wash hand basin, W.C, vinyl flooring, rainfall shower, tiling to splash prone areas and central heating radiator.

Rear Garden

Laid lawn and patio area.

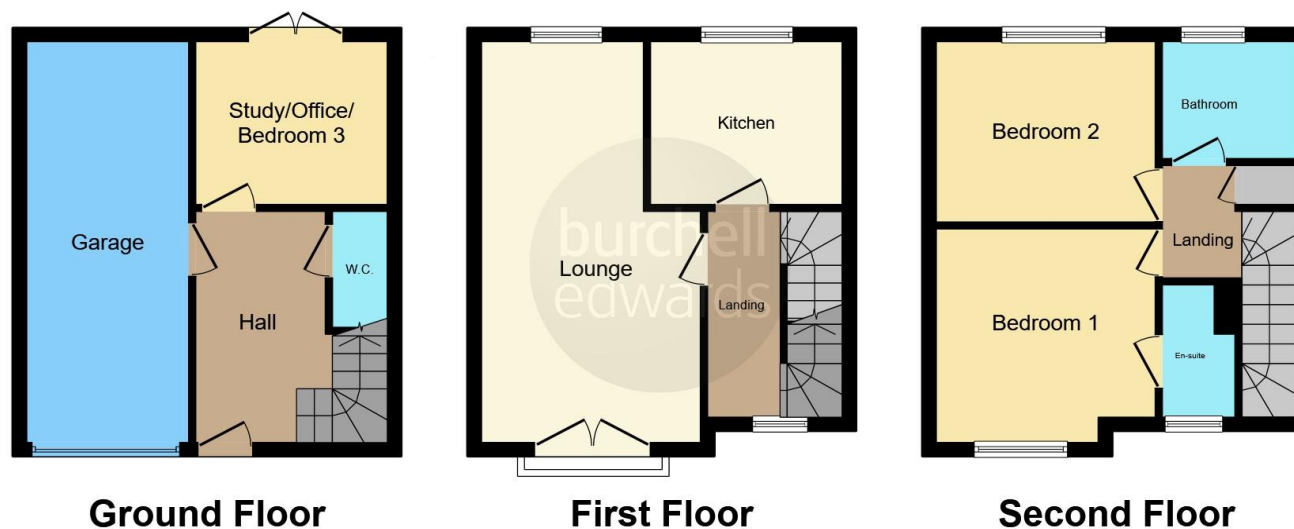
Garage

20' 3" x 7' 9" (6.17m x 2.36m)
Door to hallway, double doors to garden and electric roller doors to front.









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

T 01283 530 169
E burton@burchelledwards.co.uk

Britannia House Station Street
 BURTON-ON-TRENT DE14 1AN

EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/BUT211022



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Burchell Edwards is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.burchelledwards.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BUT211022 - 0002