



Connells

Gibson Close
Stafford



Property Description

CONNELLS ESTATE AGENTS are pleased to market this outstanding three bedroom townhouse. This property is located in the popular development of Sandlewood Mews which is situated within close proximity of Stafford town centre with easy access to the M6 motorway network and local commuter links. Stafford offers a wide variety of high street shops, amenities and supermarkets along with town's popular mainline intercity train station ideal for routes between Manchester, Birmingham and London Euston.

The property is immaculately presented throughout, split over three storeys and briefly comprises of an Entrance Hallway, Downstairs W.C, Study, Bedroom and Utility Room all located to the ground floor, with stairs leading to First Floor Landing, Breakfast Kitchen and Living Room. The third floor boasts the Master Bedroom with adjoining En-Suite, additional Bedroom and Family Bathroom.

Externally to the front aspect there is a spacious driveway with up and over door access to garage. The low maintenance rear garden offers a gated decking area ideal for entertaining, with a lawn area featuring slabbed patio and pathway.

Internally

Entrance Hallway

Having front door access, radiator and

storage cupboard.

Downstairs W.C

Having W.C and wash hand basin.

Study

Having underfloor heating.

Bedroom

Having double glazed window to rear and radiator.

Utility Room

Having double glazed window and UPVC door to rear, wall and base units incorporating laminate work surfaces over, stainless steel sink and drainer and radiator.

First Floor Landing

Having stairs leading from entrance hallway and doors into;

Kitchen

Having double glazed window and French doors with juliet balcony to front, this modern fitted kitchen offers a range of wall and base units incorporating solid oak work surfaces over, one and half bowl sink with drainer, integrated oven with hob and extractor fan,

integrated dishwasher, integrated fridge/freezer and radiator.

access to garage. The low maintenance rear garden offers a gated decking area ideal for entertaining, with a lawn area featuring slabbed patio and pathway.

Living Room

Having two double glazed windows to rear and radiator.

Second Floor Landing

Having stairs leading to second floor landing, storage cupboard and doors into;

Master Bedroom

Having double glazed window to front, range of built in wardrobes and radiator.

En-Suite

Irregular Shaped Room x (x)

Having double glazed window to front, W.C, wash hand basin with vanity and shower cubicle.

Bedroom Two

Having double glazed window to rear and radiator.

Bathroom

Having double glazed window to rear, W.C, wash hand basin, bath with shower overhead.

Externally

Externally to the front aspect there is a spacious driveway with up and over door







To view this property please contact Connells on

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Unit 3C, Salter Street
STAFFORD ST16 2JU

EPC Rating: C Council Tax
Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/STD107668



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.

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