



Horninglow Street | Burton-On-Trent | DE14 1PJ

£850 PCM

 **Webbs**
estate agents

Summary

Webbs Estate Agents are pleased to present this 18th/early century brewery cottage for let. Nestled on Horinglow Street in the charming town of Burton-On-Trent the property offers a unique blend of historical character and modern convenience. Its close proximity to the town centre makes it an ideal location for those who wish to enjoy the amenities and vibrant community of Burton-On-Trent.

With two well-proportioned bedrooms and a stylishly modernised kitchen/breakfast room, this property is perfect for those seeking a comfortable and inviting home. As you enter, you are welcomed into a cosy lounge. A window at the front allows natural light to flood the space, enhancing its charm. The modernised kitchen/breakfast room is a highlight of the home, featuring contemporary wall and base units that provide ample storage and workspace. Adjacent to the kitchen is a convenient rear lobby, which grants access to the private rear garden, as well as a modern shower room that completes the ground floor.

Upstairs, you will find two generous bedrooms, each offering a peaceful retreat. One bedroom overlooks the front of the property, while the other provides a serene view of the rear garden, ensuring a tranquil environment for rest and relaxation.

The outdoor space is equally appealing, with a private and enclosed rear garden that features a paved patio area, perfect for al fresco dining or enjoying a morning coffee. The garden is mainly laid to lawn, complemented by a selection of shrubs, trees, and plants, creating a lovely green oasis. Gated access to the rear adds an extra layer of convenience.

Key Features

- TWO BEDROOMS
- MODERN FITTED SHOWER ROOM
- LARGE PRIVATE AND ENCLOSED MATURE REAR GARDEN
- CLOSE PROXIMITY TO THE TOWN CENTRE
- MODERN FITTED KITCHEN
- TWO GENEROUS BEDROOMS
- MODERNISED THROUGHOUT
- HIGHLY SOUGHT AFTER LOCATION

Rooms and Dimensions

PROPERTY DETAILS

Living Room

13'1" x 11'10" (4.00m x 3.63m)

Breakfast Kitchen

13'5" x 7'10" (4.09m x 2.39m)

Lobby

5'6" x 2'10" (1.70m x 0.88m)

Shower Room

6'11" x 5'6" (2.12m x 1.70m)

First Floor Landing

2'6" x 5'3" (0.78m x 1.62m)

Bedroom One

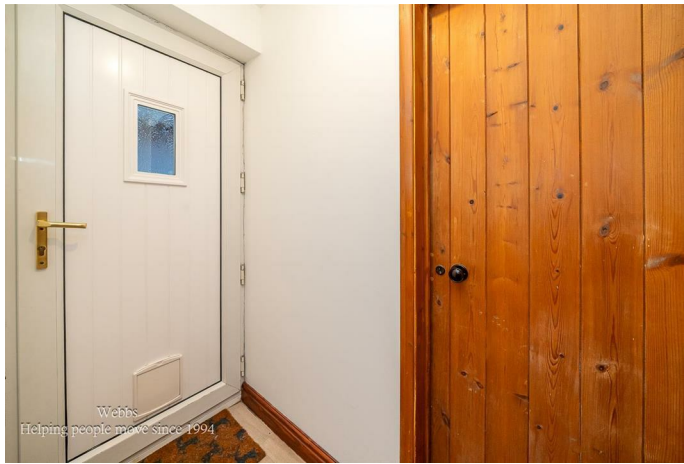
13'6" x 12'4" (4.13m x 3.77m)

Bed Room Two

10'1" x 7'7" (3.09m x 2.32m)

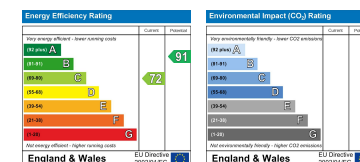
TENANCY INFORMATION & IMPORTANT NOTES







Webbs Estate Agents - endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.



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