



Napier Street
Burton-On-Trent

burchell
edwards

Napier Street Burton-On-Trent DE14 3LN

for sale
£130,000



Property Description

A spacious three bedroom family home in a popular area of Burton on Trent that has no upward chain! Offering a large open plan living area, easily maintained rear garden, loft extension and much more! Book your viewing with Burchell Edwards today!

Lounge

Double glazed window and door to front elevation, central heating radiator, stairs to first floor accommodation, gas and electric meters.

Kitchen

Double glazed window and door to side elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, electric oven, gas hob, space for appliances, plumbing for washing machine, central heating radiator, tiled floor and central heating boiler.

Utility Room

Double glazed door to garden and tiled flooring.

Bedroom One

Double glazed window to front elevation and central heating radiator.

Bedroom Two

Double glazed window to rear elevation and central heating radiator.

Bedroom Three/ Loft Room

Double glazed roof window to front elevation, central heating radiator and eaves storage.

Bathroom

Bath with shower over, W.C, wash hand basin, fully tiled and extractor.

Rear Garden

Slabbed patio and large storage shed.

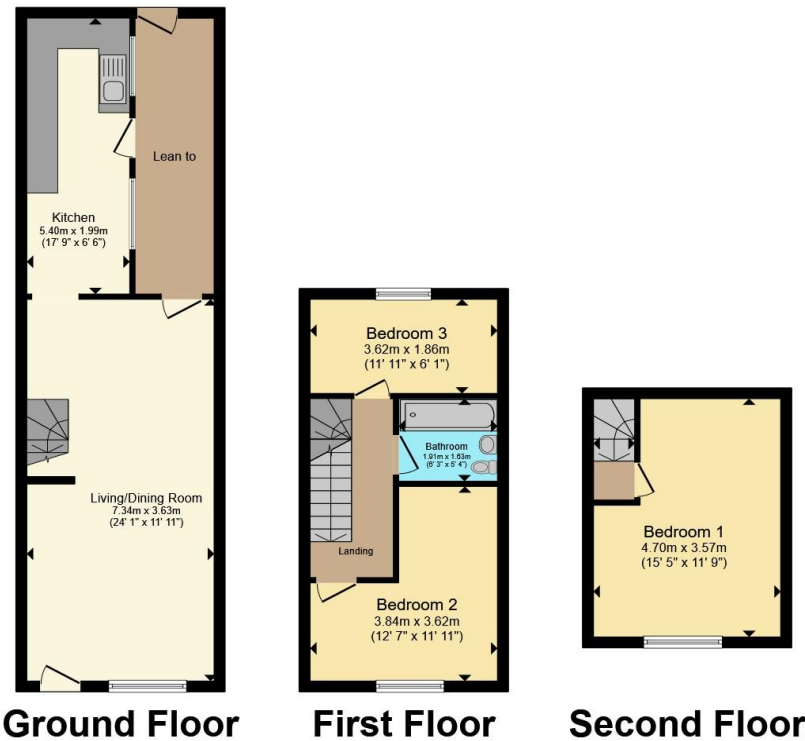
Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.









Total floor area 91.6 m² (986 sq.ft.) approx

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.propertybox.io



To view this property please contact Burchell Edwards on

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

EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/BUT211634



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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