

Your local property experts



5 Elm Crescent, Hixon, ST18 0FD
Offers In The Region Of £320,000



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Sales : 01889 577 731
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JR Properties Ltd, 25b Horsefair, Rugeley, Staffs, WS15 2EJ
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**** VIRTUAL TOUR AVAILABLE TO VIEW ** VIEWING ADVISED TO APPRECIATE **** JR Properties are pleased to offer For Sale this immaculately presented three bedroom detached family home offering versatile and spacious accommodation positioned in a quiet cul-de-sac situated in the popular village of Hixon.

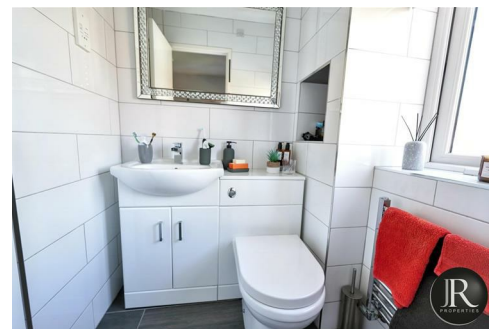
The ground floor accommodation offers; reception through hallway, guest wc, study/playroom or potential bedroom four, a generous lounge/diner which has been extended by using what was the garage and kitchen. The first floor offers three good sized bedrooms, a refitted en-suite to the master bedroom and refitted family bathroom.

Externally there is a large drive providing ample off road parking with side access both sides to the rear and a private well maintained rear garden.



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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(91-91) A		
(81-91) B			(80-90) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



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