

Your local property experts



27 Bagnall Way, Rugeley, WS15 1SF  
Offers In The Region Of £450,000



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Sales : 01889 577 731  
e : [enquiries@jrpropertiesstaffs.com](mailto:enquiries@jrpropertiesstaffs.com)  
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**\*\*VIRTUAL TOUR AVAILABLE\*\*** JR Properties are pleased to offer for sale this fantastic size and well presented detached family home. The property is situated in a secluded position offering generous off road parking situated at the end of a private drive.

The property has been massively improved and altered by the current sellers which now offers accommodation over three floors. The layout comprises: Reception through hallway, guest wc, study, games room/snug, generous kitchen/diner, utility, conservatory/family lounge, SIX BEDROOMS, en suite to master bedroom and family bathroom.

Externally, there is a good sized private rear garden with large patio and artificial lawn. To the front the property benefits from ample parking and a single detached garage. Viewing is essential to appreciate this unique family home which also benefits from close proximity to the new Rugeley John Taylor School.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
Not energy efficient - higher running costs	(1-20) <b>G</b>		
		79	82

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	(92 plus) <b>A</b>		
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions	(1-20) <b>G</b>		



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