

Branston Road

Burton-on-Trent, DE14 3DB



This traditional end terrace offers a superb home with two good size reception rooms, a fitted kitchen, two large double bedrooms, a huge bathroom and an amazing long rear garden with a paved terrace, offering a fantastic first home.

£175,000



John German 

This lovely character end terrace offers an ideal first home with the town centre in easy reach, together with shops close by and excellent transport links being just a few minutes drive from the A38.

Set behind a compact front garden, the front door opens into a light and spacious living room with a lovely bay window and fireplace.

An inner hall with a useful under stairs cupboard then leads to a good size sitting/dining room with stairs off to the first floor, window to rear and door to a fitted kitchen with base and eye level units, plus a handy utility area.

To the first floor, the landing has doors off to two large double bedrooms and the family bathroom. The master has plenty of space with a useful built in cupboard and views to front. Bedroom two has garden views and a fireplace adding a character feel.

The superb bathroom is incredibly spacious with both a bath and a separate shower.

To the rear there is an amazing long garden with a paved terrace at the end of the garden creating a lovely space to relax outdoors. There is a shared side entry with gated access to the rear gardens.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Please note: It is quite common for some properties to have a Ring doorbell and internal recording devices.

Property construction: Standard

Parking: On road

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

Heating: Gas

(Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: See Ofcom link for speed: <https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link <https://checker.ofcom.org.uk/>

Local Authority/Tax Band: East Staffordshire Borough Council / Tax Band A

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA/02042026

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		



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Agents' Notes

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