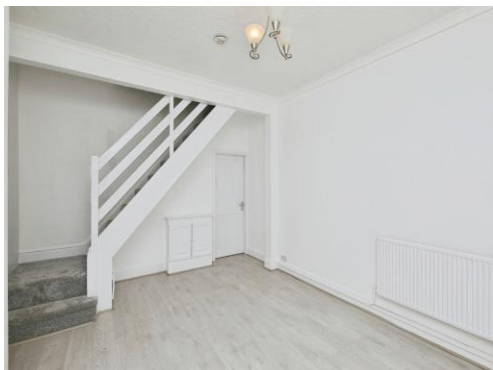




Wyggeston Street
Burton-On-Trent

burchell
edwards



Property Description

A very well presented and recently modernised three bedroom, two reception room terraced home in a very popular residential road in Burton. This fantastic property has been fully decorated throughout and is now offered for sale in fantastic condition! With two separate reception rooms and three double bedrooms, a modern kitchen with integrated appliances, spacious rear garden and much more! Book your viewing with Burchell Edwards estate agents today!

Lounge

Window to front elevation, central heating radiator and carpet.

Dining Room

Window to rear elevation, central heating radiator and wooden flooring.

Kitchen

Window and door to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, integrated oven and hob, space and plumbing for washing machine, tiled flooring, space for appliances.

Landing

Loft access via hatch and carpet.

Bedroom One

Window to front elevation, central heating radiator and carpet.

Bedroom Two

Window to rear elevation, central heating radiator, wooden flooring and storage cupboard.

Bedroom Three

Window to rear elevation, central heating radiator, wooden flooring, two storage cupboards.

Bathroom

Window to rear elevation, shower over bath, W.C, wash hand basin, central heating radiator, tiled flooring.

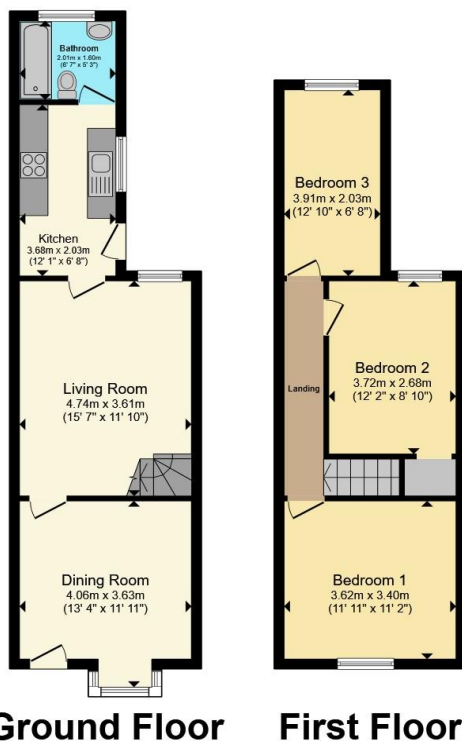
Rear Garden

Block paved area, artificial lawn, further lawned area and newly erected fencing for privacy.









Total floor area 79.1 m² (852 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

T 01283 530 169
E burton@burchelledwards.co.uk

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/BUT211369



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.

Burchell Edwards is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.burchelledwards.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BUT211369 - 0008