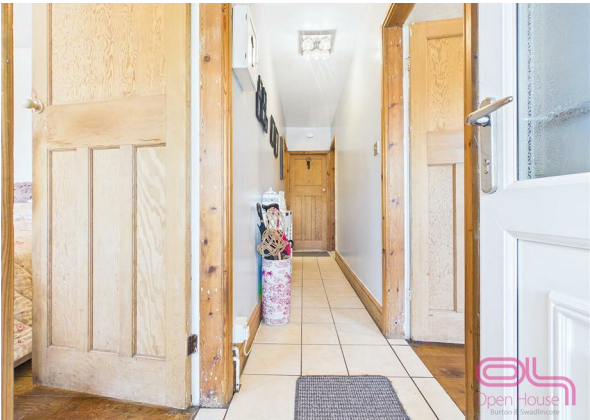


Lichfield Road, Barton Under Needwood, Burton-On-Trent, DE13 8ED

£195,000

Council Tax Band: B



Situated in the highly desirable area of Barton Under Needwood, this unique detached property combines rustic character with spacious single-storey living. Boasting traditional exposed beams, natural wood flooring, and original-style doors, the home offers a warm and welcoming ambiance throughout.

Set next to the A38, highlights include a cozy living room complete with a log burner and garden access, a separate dining room, a country-style kitchen with a Belfast sink, two well-proportioned bedrooms, and a family bathroom. Externally, the property benefits from a substantial gravelled driveway, offering generous off-road parking and there is extensive grounds to the rear and side of the property as well as substantial out-houses. Viewing is highly recommended to appreciate the charm and character on offer.



Open House Burton & Swadlincote



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		81
(81-91) B		
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC