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Catkin Walk, Rugeley

£200,000



Features

- IDEAL FOR FIRST TIME BUYERS
- NO UPWARD CHAIN
- CLOSE TO LOCAL AMENITES
- IN NEED OF SOME UPGRADE
- SOUTH FACING REAR GARDEN

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Full Description

Entrance Hallway
Approached from upvc double glazed front entrance door with side screen and having ceiling light point, useful cloaks cupboard, electric wall heater and stairs leading to First Floor Landing.

Lounge/ Dining Room 7.24m x 3.35m (23'9" x 11'0")
Having a brick feature fireplace with hearth. Two ceiling light points, coving, wall lights and upvc double glazed window to front aspect. Sliding upvc double glazed door to Rear Garden.

Fitted Kitchen 3.10m x 2.64m (10'2" x 8'8")
Being fitted with a range of wall and base mounted units with work surfaces over, incorporating inset stainless steel sink with mixer tap, drainer and tiled splash. Gas cooker, cupboard housing warm air boiler, ceiling light point and upvc double glazed window to rear aspect. Upvc door to side elevation.

First Floor Landing
Approached from stairs in Hallway and having ceiling light point, loft access, airing cupboard housing hot water cylinder tank and upvc double glazed window to side aspect.

Bedroom One 3.40m x 3.05m (11'2" x 10'0")
Having ceiling light point, built in wardrobe and upvc double glazed window to rear aspect.

Bedroom Two 3.51m x 3.33m (11'6" x 10'11")
Having a range of built in wardrobes, ceiling light point, wall lights, further cupboard and upvc double glazed window to front aspect.

Bedroom Three 2.59m x 2.24m (8'6" x 7'4")
Having ceiling light point, built in cupboard and upvc double glazed window to front aspect.

Shower Room
Comprising walk in corner shower cubicle, w,c and pedestal hand wash basin. Ceiling light point, heated towel rail, extractor fan, tiling to walls and upvc double glazed window to rear aspect.

Outside
The front of the property having a lawned fore garden. Driveway providing parking for several vehicles leading to Garage with up and over door, having light and power. A gate leads into the SOUTH FACING Rear Garden being mainly laid to lawn with borders and further door into the Garage.

Agents Notes
We have not tested any of the electrical, central heating or sanitary ware appliances. Purchasers should make their own investigations as to the workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements quoted in these sales particulars are approximate.
Fixtures and Fittings:
All those items mentioned in these particulars by way of fixtures and fittings are deemed to be included in the sale price. Others, if any, are excluded. However we would always advise that this is confirmed by the purchaser at the point of offer.
Money Laundering;
Any purchasers will be asked to produce identification documents and proof of funding before instruction of Solicitors.

Property Photos





















Property Location

