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# Church Street, Rugeley

**£255,000**

## Features

- PERFECTLY SITUATED CLOSE TO LOCAL AMENITIES
- 10 YEARS NHBC GUARANTEE
- IDEAL FOR FIRST TIME BUYERS
- MASTER BEDROOM WITH EN SUITE
- DRIVEWAY AND EV CHARGER
- VARIOUS PLOTS AVAILABLE

## Contact Us

### Chase Owl Estates

10 Anson Street  
Rugeley  
Staffordshire  
WS15 2BB  
T: 01889 358172

## Full Description

### Description and Site Information

This energy-efficient 2-bedroom home is ideal for first-time buyers, offering a thoughtfully designed layout and high-quality specification throughout. Built by a 5-star builder and complete with a 10-year NHBC warranty, this home combines style, comfort, and sustainability.

On the ground floor, a welcoming hallway leads into a spacious lounge with double doors opening directly onto the rear garden, perfect for relaxing or entertaining. At the front of the home, a contemporary open-plan kitchen/dining area provides a stylish and functional space for everyday living. A convenient downstairs WC and built-in storage cupboard further enhance the practicality of this well-designed home.

Upstairs, you'll find two generous double bedrooms. The main bedroom benefits from its own private en-suite, while a well-appointed family bathroom serves the second bedroom. Additional landing storage helps keep the home organised and clutter-free.

Designed with sustainability in mind, this home comes complete with solar panels, an air source heat pump, and an EV charging point, making it not only future proof but also cost-effective to run. Outside, you'll also benefit from a private driveway for off road parking.

With its combination of smart design, energy-saving features, and a peaceful garden outlook, this is a home not to be missed.

Enquire today to make this stunning new home yours.

PLEASE NOTE. Computer Generated Images are taken from an artist's impression. All images and videos used in this listing are showhome images taken from other Lovell development's, therefore, there may be slight differences to window and door layout's. This is clearly shown on the floorplan's. For Farriers Fold plot specifications please speak to our sale team.

About the area:

Rugeley is a historic market town located in Staffordshire, UK, nestled on the edge of Cannock Chase Area of Outstanding Natural Beauty.

With a rich industrial heritage, particularly in coal mining and power generation, the town has transformed in recent years into a desirable place to live, blending countryside charm with modern convenience.

Rugeley offers excellent transport links via rail and road, making it ideal for commuters to nearby cities like Birmingham, Stafford, and Lichfield.

The town centre features a mix of independent shops, supermarkets, cafes, and essential amenities, while families benefit from local schools and green open spaces. With riverside walks, outdoor activities in Cannock Chase, and ongoing regeneration plans, Rugeley continues to grow as a vibrant and well-connected community.

### Entrance Hallway

### Guest Cloakroom

**Lounge** 4.47m x 3.15m (14'8" x 10'4")

**Breakfast Kitchen** 4.70m x 2.39m (15'5" x 7'10")

### First Floor Landing

**Master Bedroom** 3.15m x 2.54m (10'4" x 8'4")

**Shower En Suite**

**Bedroom Two** 4.47m x 2.51m (14'8" x 8'3")

**Bathroom**

# Property Photos

## Property Location

