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Flaxley Road, Rugeley

£120,000

Features

- CASH BUYERS ONLY
- NO UPWARD CHAIN
- GARDENS TO FRONT AND REAR
- IDEAL INVESTMENT PROPERTY

Contact Us

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Full Description

Entrance Hallway
Approached from upvc double glazed front entrance door and having ceiling light point with stairs leading to First Floor Landing. Door to Dining Room.

Lounge 3.20m x 3.12m (10'6" x 10'3")
Having ceiling light point, radiator and upvc double glazed window to front aspect.

Dining Room 4.04m x 3.12m (13'3" x 10'3")
Having ceiling light point, radiator and upvc double glazed window to rear aspect. Door to Kitchen.

Fitted Kitchen 3.10m x 3.10m (10'2" x 10'2")
Being fitted with a range of wall and base mounted units with work surfaces over, incorporating inset stainless steel sink with drainer and mixer tap. Cooker space, ceiling light point and upvc double glazed window to side aspect. Upvc double glazed door to Lean to giving access to the enclosed Rear Garden.

Utility Room 2.54m x 1.73m (8'4" x 5'8")
Having ceiling light point, laminate flooring and window to side aspect. Door to w.c.

W.C
Comprising w.c, ceiling light point, laminate flooring and window to side aspect.

First Floor Landing
Approached from stairs in Hallway and having ceiling light point, loft access and airing cupboard housing combination boiler.

Bedroom One 4.06m x 3.20m (13'4" x 10'6")
Having built in cupboard. Ceiling light point, radiator and upvc double glazed window to front aspect.

Bedroom Two 3.78m x 2.64m (12'5" x 8'8")
Having ceiling light point, radiator and window to rear aspect.

Bedroom Three 2.57m x 2.29m (8'5" x 7'6")
Having ceiling light point, radiator and window to rear aspect.

Wet Room
Comprising walk in shower area, w.c and hand wash basin. Ceiling light point, extractor fan, radiator, part tiling to walls and upvc double glazed window to front aspect.

Outside
The front of the property approached from pathway to lawn with borders and a gate to the enclosed rear garden. This having paved patio to lawn, steps to a decked seating area and shed.

Agents Note
The property is to be sold to CASH BUYERS only due to a failed red ash report.

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



