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# Foxglove Close, Rugeley

**£230,000**

## Features

- NO UPWARD CHAIN
- IDEAL FOR FIRST TIME BUYERS
- QUIET CUL DE SAC LOCATION CLOSE TO LOCAL AMENITIES
- SOUTH FACING REAR GARDEN

## Contact Us

### **Chase Owl Estates**

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## Full Description

### Entrance Porch

Approached from upvc double glazed front entrance door with window to front and having ceiling light point, radiator and further door to Lounge.

### Lounge 4.67m x 4.47m (15'4" x 14'8")

Having ceiling light point, radiators, wall mounted electric fire and upvc double glazed window to front aspect. Stairs leading to First Floor Landing and double doors opening to Breakfast Kitchen.

### Breakfast Kitchen 4.45m x 3.48m (14'7" x 11'5")

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 with extractor hood over, space with plumbing for washing machine and integrated fridge and freezer. Two ceiling light points, radiator, tiled flooring and upvc double glazed window to rear aspect. Sliding patio door to Rear Garden.

### First Floor Landing

Approached from stairs in the Lounge and having ceiling light point, loft access and airing cupboard housing combination boiler.

### Bedroom One 3.71m x 2.64m (12'2" x 8'8")

Ceiling light point, radiator, built in wardrobes and upvc double glazed window to front aspect.

### Bedroom Two 3.33m x 2.62m (10'11" x 8'7")

Ceiling light point, radiator and upvc double glazed window to rear aspect.

### Bedroom Three 2.39m x 1.78m (7'10" x 5'10")

Ceiling light point, radiator and upvc double glazed window to front aspect.

### Bathroom

Comprising panelled bath with shower over, pedestal hand wash basin and w.c. Ceiling light point, extractor fan, heated towel rail, part tiling to walls and upvc double glazed window to rear aspect.

### Outside

The front of the property having block paved driveway providing parking for several vehicles and display flower border. Garage with up and over door, having power and light with access door to the enclosed rear garden. Having paved patio with steps to lawn, flower borders and outside tap.

### 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

