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Southwell Estate, Eccleshall, Stafford

£185,000

Features

- NO UPWARD CHAIN
- SOUGHT AFTER VILLAGE LOCATION
- IDEAL FOR FIRST TIME BUYERS OR INVESTORS
- GOOD SIZED GARDEN TO REAR

Contact Us

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Full Description

Entrance Hallway

Approached from hardwood front entrance door and having ceiling light point, radiator and upvc double glazed window to side aspect. Stairs leading to First Floor Landing.

Lounge 4.65m x 3.15m (15'3" x 10'4")

Having inglenook fireplace with inset solid fuel fire on hearth. Ceiling light point, radiator, coving, wooden flooring and upvc double glazed window to front aspect. Open to Breakfast Kitchen.

Breakfast Kitchen 5.61m x 2.57m (18'5" x 8'5")

Being fitted with a range of wall and base mounted units with work tops over, incorporating inset Belfast sink with mixer tap. Belling electric range with extractor fan over, appliance space and storage cupboard with plumbing for washing machine. Two ceiling lights, radiator, coving, tiled flooring and upvc double glazed window to rear aspect. French doors to Rear Garden.

First Floor Landing

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

Bedroom One 3.78m x 2.62m (12'5" x 8'7")

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

Bedroom Two 3.78m x 3.15m (12'5" x 10'4")

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

Bathroom

Comprising shaped panelled bath with shower over and pedestal hand wash basin. Inset ceiling lights, heated towel rail, tiling to walls, coving, laminate flooring and upvc double glazed window to front aspect.

Separate W.C

Comprising w.c and hand wash basin. Ceiling light point, coving and upvc double glazed window to rear aspect.

Outside

The front of the property approached from pedestrian pathway and having enclosed fore garden with picket fence, laid to slate borders. A side gate leads into the Rear Garden with a good sized decking seating area, two brick storage sheds, lawns with borders and two storage sheds.

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

