chase owl estates



2 Trent View Close

Brereton, Rugeley, WS15 1DA

Offers over £200,000

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Entrance Porch
Approached from wooden front entrance door with windows to side. Light point and further door to Lounge.

Lounge
13'11" x 12'10" (4.24m x 3.91m)
Having wall mounted gas fire on hearth. Ceiling light/Fan point, wall lights, radiator and upvc double glazed windows to front and side aspects. Doors to Dining Room and Bedroom Two.

Dining Room
17'5" x 10'6" (5.31m x 3.20m)
Having ceiling light point, coving, two radiators and upvc double glazed windows to side and rear aspects. Stairs leading to Bedroom One and doors to Wet Room and Kitchen.

Downstairs Wet Room
Comprising shower area, w.c and hand wash basin. Ceiling light point, radiator, tiling to walls and upvc double glazed window to side aspect.

Kitchen
16'7" x 5'10" (5.05m x 1.78m)
Being fitted with base unit with work surface over, incorporating inset stainless steel sink with drainer. Cooker point, larder cupboard housing combination boiler, ceiling light point, radiator and upvc double glazed windows to side and rear aspects. Wooden door allowing access to the Rear Garden.

Bedroom Two
13'11" x 9'11" (4.24m x 3.02m)
Having ceiling light point, radiator, built in cupboard and upvc double glazed window to front aspect.

Landing to Bedroom One
12'4" x 23'4" (3.76m x 7.11m)
Approached from stairs in Dining Room and having light point. Door to Bedroom with built in wardrobes, two light points, radiators and two upvc double glazed windows to front aspect.

Outside
The front of the property having a walled garden with wrought iron gates. A paved driveway leading to Garage and gate to side leading to Rear Garden. This being laid to lawn with borders, paved seating area, shed 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.

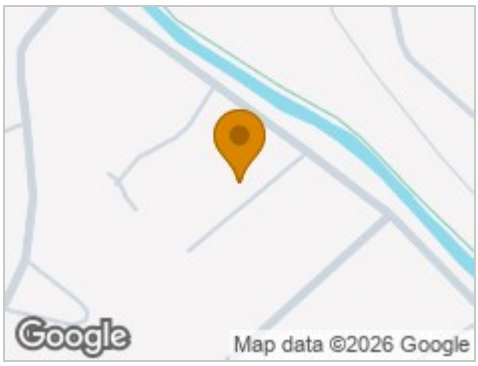








Road Map



Hybrid Map



Terrain Map

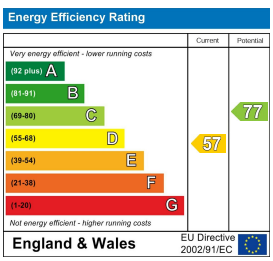


Floor Plan

Viewing

Please contact our Chase Owl Estates Ltd Office on 01889 358172 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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