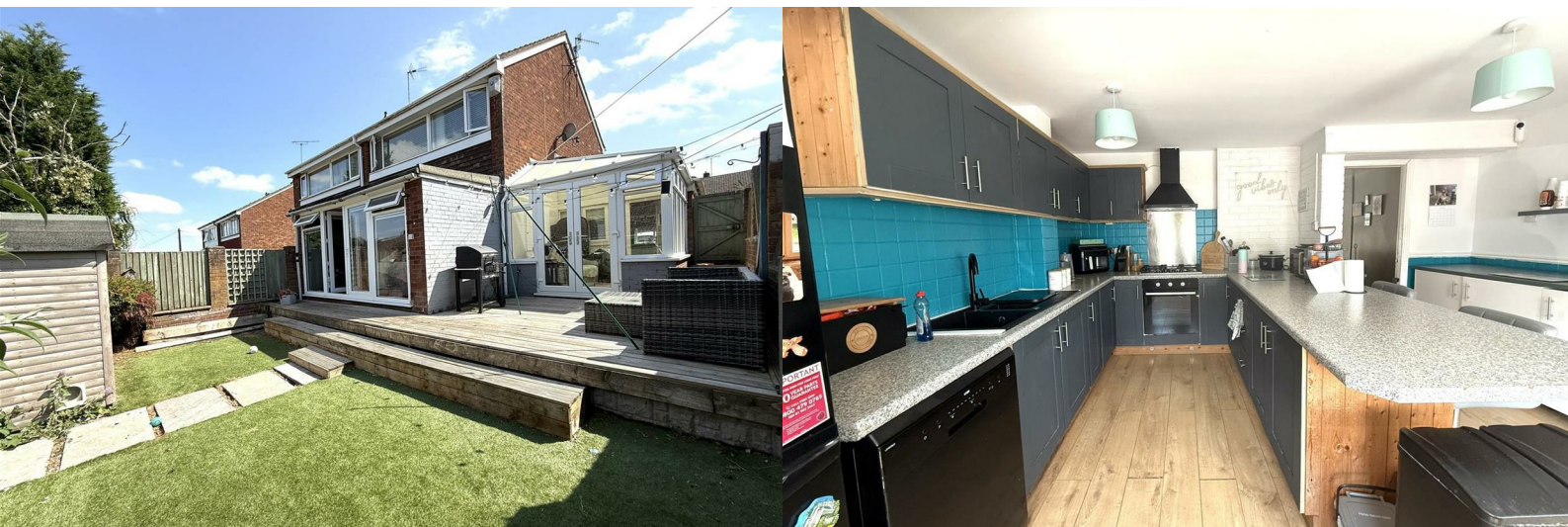




8 Greenfields Drive

, Rugeley, WS15 2RT

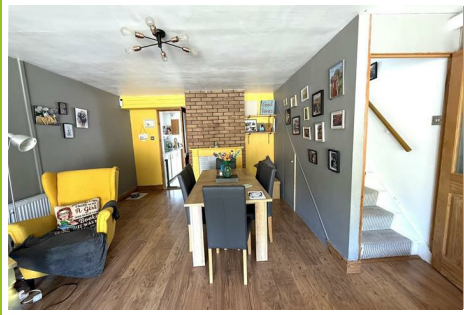
£250,000



8 Greenfields Drive

, Rugeley, WS15 2RT

£250,000



Breakfast Kitchen

15'4" x 14'7" (4.67m x 4.45m)

Approached from upvc double glazed front entrance door. Being fitted with a range of wall and base mounted units with work surfaces over, incorporating inset sink with mixer tap, drainer and tiled splash. Built in electric oven with gas hob and extractor hood over. Space with plumbing for dishwasher and cupboard housing combination boiler. Ceiling light points, radiator, laminate flooring and upvc double glazed windows to front aspect.

Lounge

24'4" x 14'7" (7.42m x 4.45m)

Having ceiling light points, two radiators, laminate flooring, useful under stairs storage cupboard and stairs leading to First Floor Landing. French upvc doors with side panels allow access to the Enclosed Rear Garden.

Dining Room/ Bedroom Four

21'6" x 8'4" (6.55m x 2.54m)

(previously the Garage) Having ceiling light points, radiators, plumbing for washing machine and upvc double glazed windows to dual aspect. Door to Conservatory.

Conservatory

9'5" x 7'9" (2.87m x 2.36m)

Being constructed brick base with upvc double glazed frame and having tiled flooring. French doors to Rear Garden.

First Floor Landing

Approached from stairs in Lounge and having ceiling light point, laminate flooring and door to Attic Room.

Bedroom One

10'8" x 8'8" (3.25m x 2.64m)

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

Bedroom Two

11'11" x 8'8" (3.63m x 2.64m)

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

Bedroom Three

7'92 x 5'10" (2.13m x 1.78m)

Having ceiling light point, radiator, laminate flooring and upvc double glazed window to rear aspect.

Bathroom

Comprising panelled bath with shower over, vanity hand wash basin and w.c. Inset ceiling lights, extractor fan, heated towel rail, tiled flooring and upvc double glazed window to front aspect.

Attic Room

14'10" x 11'10" (4.52m x 3.61m)

Having light points, radiator and Velux window to rear.

Outside

The front of the property having a block paved driveway providing parking for several vehicles. A side gate allows access to the enclosed rear garden with a decked seating area, artificial lawn with raised borders, 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

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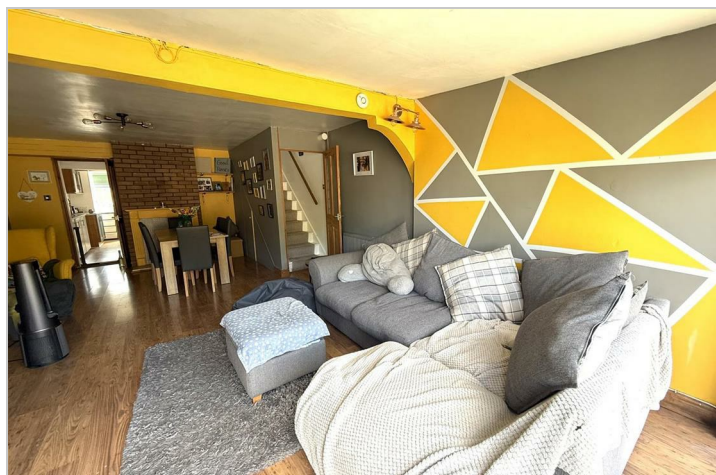
workings of the relevant items. Floor plans are for identification purposes only and not to scale. All room measurements quoted in these sales particulars are approximate.

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



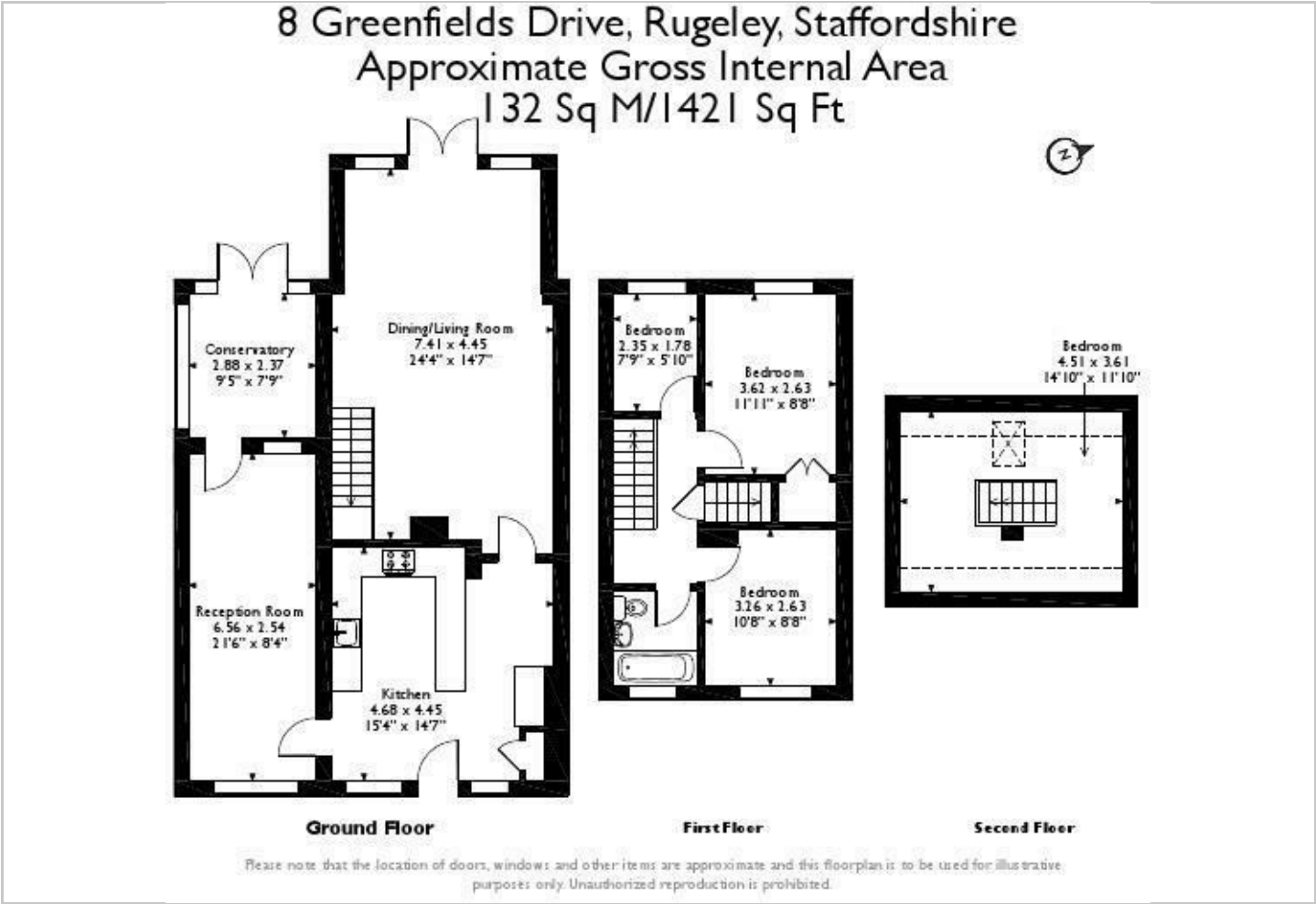
Hybrid Map



Terrain Map



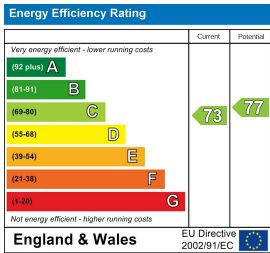
Floor Plan



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.