

Bridgewater Road
Burton-on-Trent, DE14 2GD



This fantastic 4 bedroom 2 bathroom detached home is a real showstopper. This property is jam packed full of features including multiple reception rooms, feature skylights, parking for multiple vehicles and show home presentation throughout. The property is ideally located and is only a short distance to local parks, shops and fantastic local school as well as easy access to major transport links.

£365,000

John German 

The front of the property has fantastic kerb appeal with stylish front gardens and front elevation. Through the front door you come to a light and bright hallway. The main sitting room is located on the left-hand side of the hallway. This extra large room has immaculate décor throughout and benefits from 2 large windows so it is flooded with natural light.

The 2nd living space is located on the right-hand side of the entrance, this snug has been made into a cosy room which has multiple functions, it could double as a playroom or office. There is also a conveniently located cloakroom further down the hall.

The open plan kitchen/dining room is an absolute show stopper. No expense has been spared in this stylish with high quality materials used throughout. The kitchen benefits from masses of storage options, stone worktops and an array of built in appliances. The entire space is drenched in sunlight through large patio doors and windows and even has feature skylights. The dining space is a fantastic size and is an ideal space to entertain with friends and family.

The rear gardens are accessed from the dining space, the well manicured gardens are a fantastic size for a new build home. There is a paved patio area, generous lawn area and raised garden beds.

The bedrooms are all located on the 1st floor. All of the secondary bedrooms are a great size and will all take double beds and have built in storage. They are serviced by a sparkling family bathroom, the bathroom is comprised of a bath with a shower, modern tiling, WC and sink.

The spacious master suite has an opulent feel to it, with feature green paintwork, stylish lighting and built in storage this is the ideal space to retire to after a long day. It is complemented by a stunning en-suite which features a large shower, feature tiling, sink and WC.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Services: Mains water, drainage, electricity and gas are believed to be connected to the property but purchasers are advised to satisfy themselves as to their suitability.

Useful Websites:

www.gov.uk/government/organisations/environment-agency

Our Ref: JGA14082023

Local Authority/Tax Band: East Staffordshire Borough Council / Tax Band E







Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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Agents' Notes

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