

Downfield Grove

Stafford, , ST16 1TD

John German 



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£225,000

An attractively modernised two bedroom semi-detached bungalow on the popular Parkside estate, in a cul-de-sac position, close to local amenities.

Tastefully modernised two bedroom bungalow that would suit purchasers of all ages, as it is close to local shops and amenities and also conveniently placed for access onto the Stone road and Beaconside.

The bungalow is gas centrally heated and uPVC double glazed, and the side main entrance is initially approached via a large covered entrance/store area that offers potential for redesign and repurposing of space.

The entrance hall itself offers a central point of access to the lounge, two bedrooms and bathroom and showcases the new internal timber panelled doors and flooring.

The large lounge/dining room overlooks the rear garden and has been most attractively upgraded and it leads into the fully refitted kitchen which has a modern timber finished range of base and wall units with contrasting work surfaces, built-in cooker, hob and extractor hood, stainless steel sink unit, appliance spaces for a washing machine and refrigerator.

Both bedrooms are positioned to overlook the front garden with bedroom one having a full width of built-in sliding wardrobes.

The bathroom has been fully refitted to offer a white and chrome contemporary suite to include a bath with shower over, low level WC, wash hand basin and aqua boarded wall surfaces.

Outside, driveway parking to the front of the bungalow together with a lawned fore garden.

The rear garden is privately fenced and is in need of either partial or full re-landscaping depending upon personal taste and requirements.

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

Please note: It is quite common for some properties to have a Ring doorbell and internal recording devices.

Property construction: Standard **Parking:** Driveway **Electricity supply:** Mains **Water supply:** Mains

Sewerage: Mains **Heating:** Gas (Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: Fibre

See Ofcom link for speed: <https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link <https://checker.ofcom.org.uk/>

Local Authority/Tax Band: Stafford Borough Council / Tax Band B

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA31122024

The property information provided by John German Estate Agents Ltd is based on enquiries made of the vendor and from information available in the public domain. If there is any point on which you require further clarification, please contact the office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property. Please note if your enquiry is of a legal or structural nature, we advise you to seek advice from a qualified professional in their relevant field.

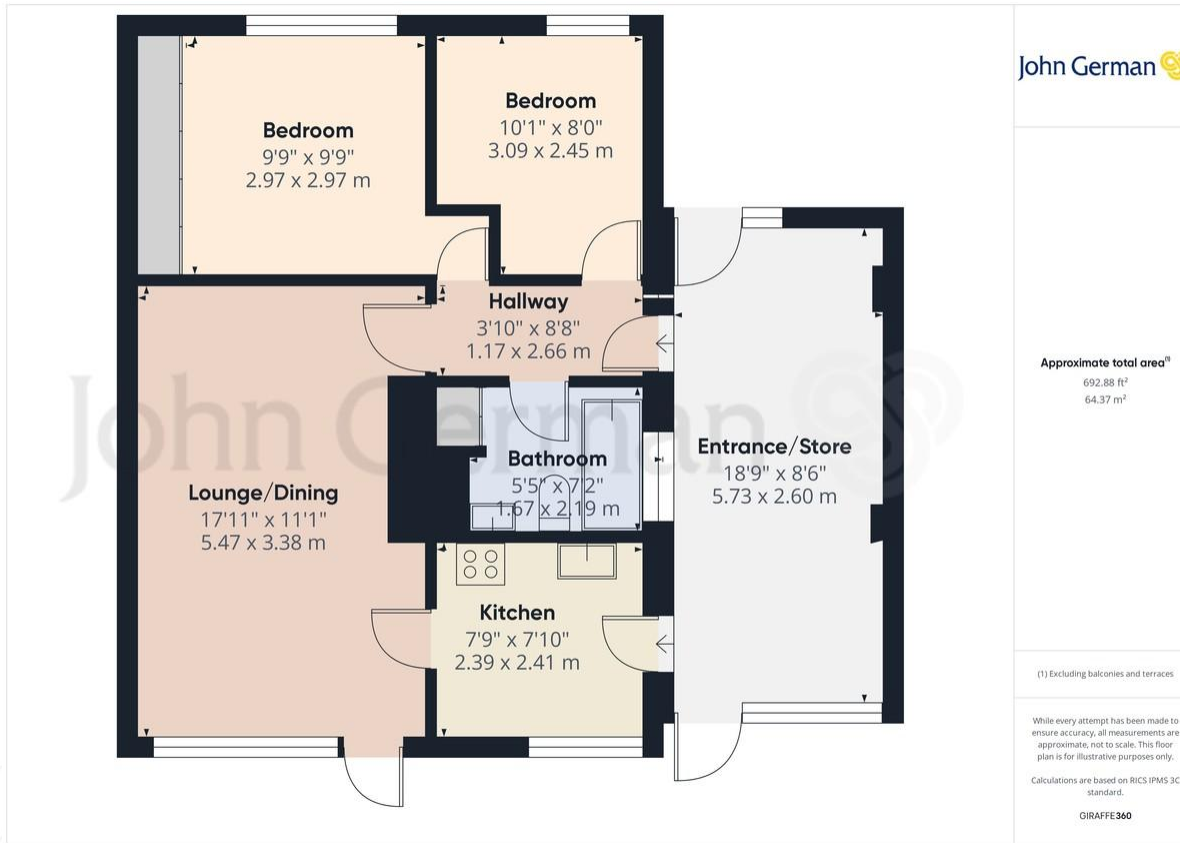


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Agents' Notes

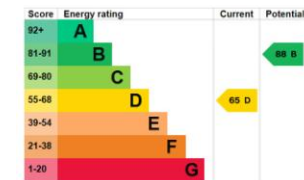
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Conveyancing Services - If we refer clients to recommended conveyancers, it is your decision whether you choose to deal with this conveyancer. In making that decision, you should know that we receive on average £150 per referral.

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