



John German



A well-presented and spacious traditional 1930s semi-detached home, situated in the highly sought-after area of Stretton. Offering approximately 1,020 sq ft of versatile accommodation, the property features three bedrooms, two reception rooms, a sunroom, study, modernised bathroom, off-road parking and a landscaped rear garden.

Guide Price £220,000

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This traditional 1930s semi-detached home offers generous and versatile accommodation arranged over two well-proportioned floors, retaining the classic layout and character synonymous with properties of this era.

The home is entered via a welcoming entrance hallway, setting a warm and inviting tone from the outset. To the front of the property sits a spacious formal dining room, enhanced by a large bay window which floods the room with natural light and creates a striking focal point. Flowing through to the rear is a comfortable living room, providing an inviting space for everyday relaxation.

The kitchen is well-appointed and practical in design, fitted with ample wall and base units offering excellent storage, along with space for a cooker, washing machine and fridge freezer, complemented by an extractor fan. A ground floor WC adds modern convenience, while the rear sunroom provides a light-filled additional reception space ideal for enjoying views over the garden.

To the first floor are three well-proportioned bedrooms, with the master bedroom benefitting from a large bay window, echoing the character of the reception room below. A useful study offers excellent flexibility, while the recently refurbished family bathroom comprises a shower over bath, WC and hand wash basin with vanity unit, towel radiator and majority tiling, finished to a modern and tasteful standard.

Externally, the property boasts a versatile rear garden featuring a patio area, AstroTurf lawn and a raised decked section, providing a variety of spaces for outdoor dining, entertaining and relaxation. Side access leads to additional space ideal for garden sheds or outdoor storage, while the front driveway offers off-road parking for two vehicles.

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: East Staffordshire Borough Council / Tax Band B

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

Our Ref: JGA26012026

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Agents' Notes

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