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The Priory, Stafford, ST18 0ZH

Offers over
£290,000



Property Description

St Thomas Priory is an exclusive development of homes in Baswich, Staffordshire. The area is steeped in history and the development has been sympathetically landscaped offering a fantastic lifestyle close to the centre of Stafford.

Viewing is essential to appreciate the spacious living accommodation on offer in this mid mews property. Once inside this attractive house the entrance hall leads off to a downstairs W.C complete with modern suite further opening into an open plan living area including, dining space, lounge and kitchen. The kitchen includes integrated microwave, oven, gas hob, dishwasher and fridge/freezer. A separate utility room offers plenty of space for further appliances.

To the first floor there are three double bedrooms, the master having an en-suite shower room and further family bathroom with modern suite. Outside the private rear garden has been landscaped and the property comes with two allocated parking spaces.

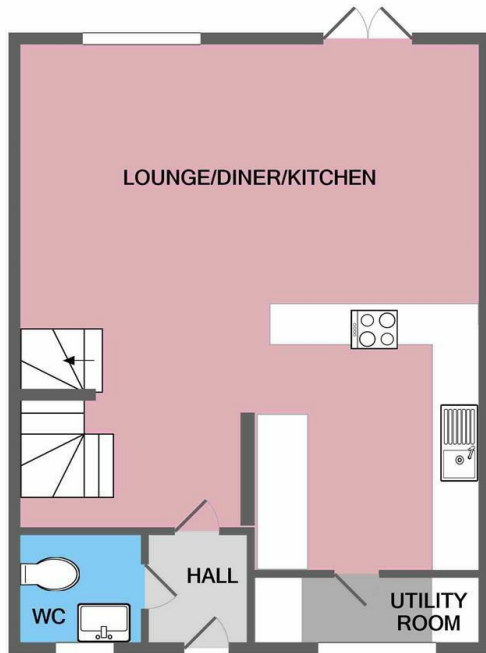
Accommodation

Entrance Hallway	
Downstairs WC	1.61 x 1.47 (5'3" x 4'9")
Lounge/Diner/Kitchen	5.94 (max) x 7.23 (max) (19'5" (max) x 23'8" (max))
Utility Room	2.69 x 1.33 (8'9" x 4'4")
Landing	
Bedroom One	3.20 x 4.18 (10'5" x 13'8")
Ensuite	
Bedroom Two	2.62 x 4.18 (8'7" x 13'8")
Bedroom Three	3.50 x 2.27 (11'5" x 7'5")
Family Bathroom	2.23 x 2.72 (7'3" x 8'11")

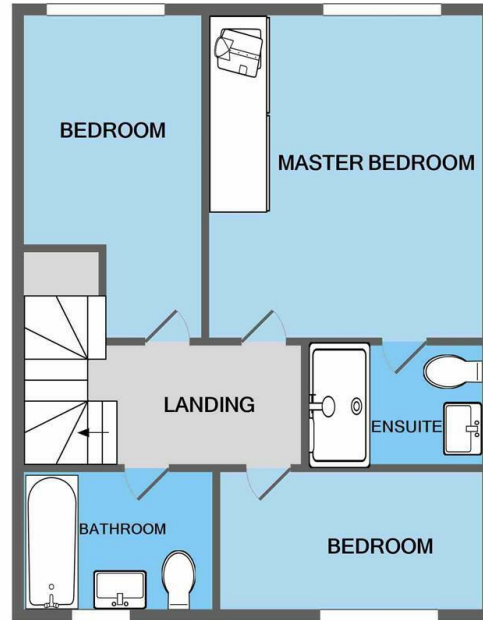
Tenure: Freehold



Floor Plan: The Priory, Stafford, ST18 0ZH



GROUND FLOOR



1ST FLOOR

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2019.

DB Roberts Stafford Branch

18 Salter Street, Stafford, ST16 2JU

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We are available
8am - 8pm Mon - Fri
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Please note that our room sizes are quoted in metres to the nearest one tenth of a metre on a wall-to-wall basis. *Maximum measurements are taken at the largest point of the room. We have not tested the services, equipment or appliances in this property; also, please note that any fixture, fitting or apparatus not specifically referred to in these details, is not included in the sale, even if they appear in any internal photographs. You are advised to commission appropriate investigations and ensure your solicitor verifies what is included in the sale, before entering a legal commitment to purchase. While we make our sales details accurate and reliable, DB Roberts & Partners does not give, nor does any officer or employee have authority to give any warranty, as to the accuracy of any statement, written verbal or visual. You should not rely on any information contained in these details when deciding whether to view or purchase.

