Springfield Road

Midway, Swadlincote, DE11 0BZ





Set back from the road via a private driveway serving just a few properties, this smartly appointed detached home enjoys a garage to the front, benefiting from en suite facilities and a good sized, private rear garden.

Guide Price £200,000



John German are delighted to offer for sale this modern detached family home, conveniently located for the nearby centres of Swadlincote, Ashby de la Zouch and Burton upon Trent. The property is very well presented throughout and ready to move into.

Accommodation; A front entrance door opens into the hall with stairs rising to the first floor, a useful storage cupboard and doors leading off to the ground floor accommodation.

There is a light and spacious lounge diner with a window to the front and patio doors opening out to the rear garden. The focal point within the room is provided by a fire surround with inset and hearth.

At the heart of the house there is a fitted kitchen equipped with a range of base and eye level units in white with work surfaces incorporating a sink and drainer unit together with an integrated electric hob and extractor hood. There is space for further appliances, a wall mounted gas central heating boiler and a window framing views across the rear garden.

Completing the ground floor accommodation is the guest WC which is fitted with a two-piece suite.

Stairs rise off the hall to the first-floor landing where there are doors leading off to three bedrooms, the master having its own ensuite shower room and built-in wardrobes, and the family bathroom which is fitted with a three-piece suite.

Outside, the property is pleasantly situated off Springfield Road via a private driveway serving just a handful of properties. There is a single garage with an up and over front entrance door with a parking space.

The rear garden is laid mainly to lawn with a paved terrace, well established borders and gated side access.

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

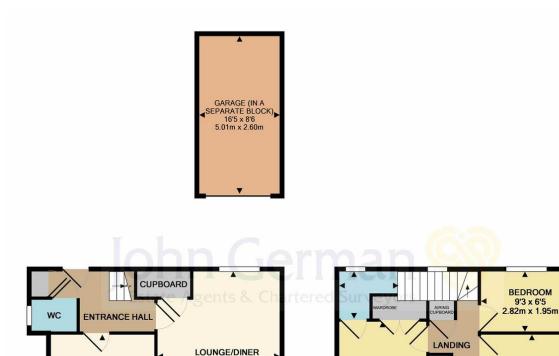
Services: Mains water, drainage, electricity and gas are believed to be connected to the property but purchasers are advised to satisfy themselves as to their suitability.

Useful Websites: www.environment-agency.co.uk

www.southderbyshire.gov.uk Our Ref: JGA/18012021

Local Authority/Tax Band: South Derbyshire District Council / Tax

Band C



GROUND FLOOR

4.49m x 3.96m

KITCHEN

1ST FLOOR

BEDROOM

BEDROOM

2.47m x 2.42m

as to their operability or efficiency can be given Made with Metropix ©2018

MASTER

BEDROOM











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Agents' Notes

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