

Stanton Road, Stapenhill, Staffordshire, DE15 9RS
Offers In Excess Of £300,000





**** STUNNING REFURBISHED AND EXTENDED DETACHED BUNGALOW ****
IMMACULATEDLY PRESENTED WITH HIGH

SPECIFICATION OPEN PLAN LIVING KITCHEN **** Located on a good size plot with landscaped gardens and block paved parking to the front and side. In brief the property offers a hall, lounge with feature fireplace and bay window.

Fitted kitchen with island and Quartz work surfaces, living and dining area with bi-fold doors onto the garden.

Three double bedrooms and a bathroom with free standing bath and walk-in shower. Front block paved drive and a long side drive down to a single garage, enclosed rear garden with good size lawn and decked patio area.

INTERNAL VIEWING HIGHLY
RECOMMENDED.

HALL

Side entrance door into the hall with radiator, and doors to -

LOUNGE

Feature fireplace with living flame coal effect gas fire, upvc double glazed bay window to the front and a radiator.

OPEN PLAN KITCHEN

High specification fitted wall mounted, base and drawer units with work surfaces, Quartz work surfaces and matching island. Sink unit with mice tap, fitted electric double oven, integrated dishwasher and space for an American style fridge freezer. Feature log burner, door to the side, upvc double glazed window and bi-fold doors onto the garden.

BEDROOM 1

Fitted wardrobes and cupboards, radiator and upvc double glazed window.

BEDROOM 2

Fitted wardrobes and cupboards, radiator and upvc double glazed window.

BEDROOM 3

Upvc double glazed window and radiator.

BATHROOM

Free standing bath, walk-in shower, low flush wc, wash hand basin, chrome ladder style radiator, upvc double glazed window and feature exposed brick walls with tiled splash backs.

OUTSIDE

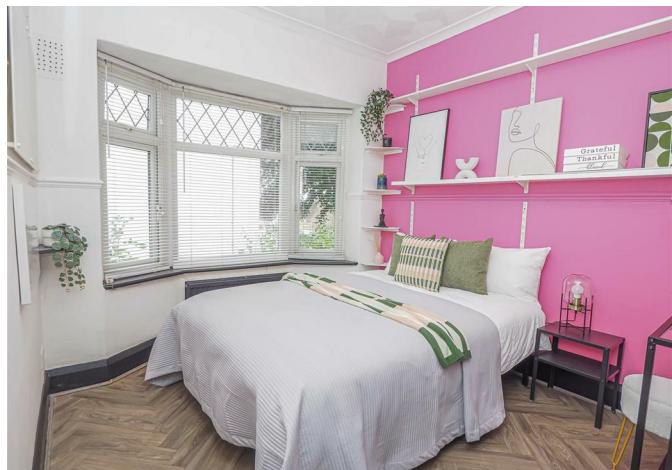
Landscaped front garden with block paved parking on the front, raised garden with lawn and beds. Long



side drive down to the single garage with up and over door and a rear workshop. Side gated access to the enclosed rear garden offering a decked patio and good size lawn.



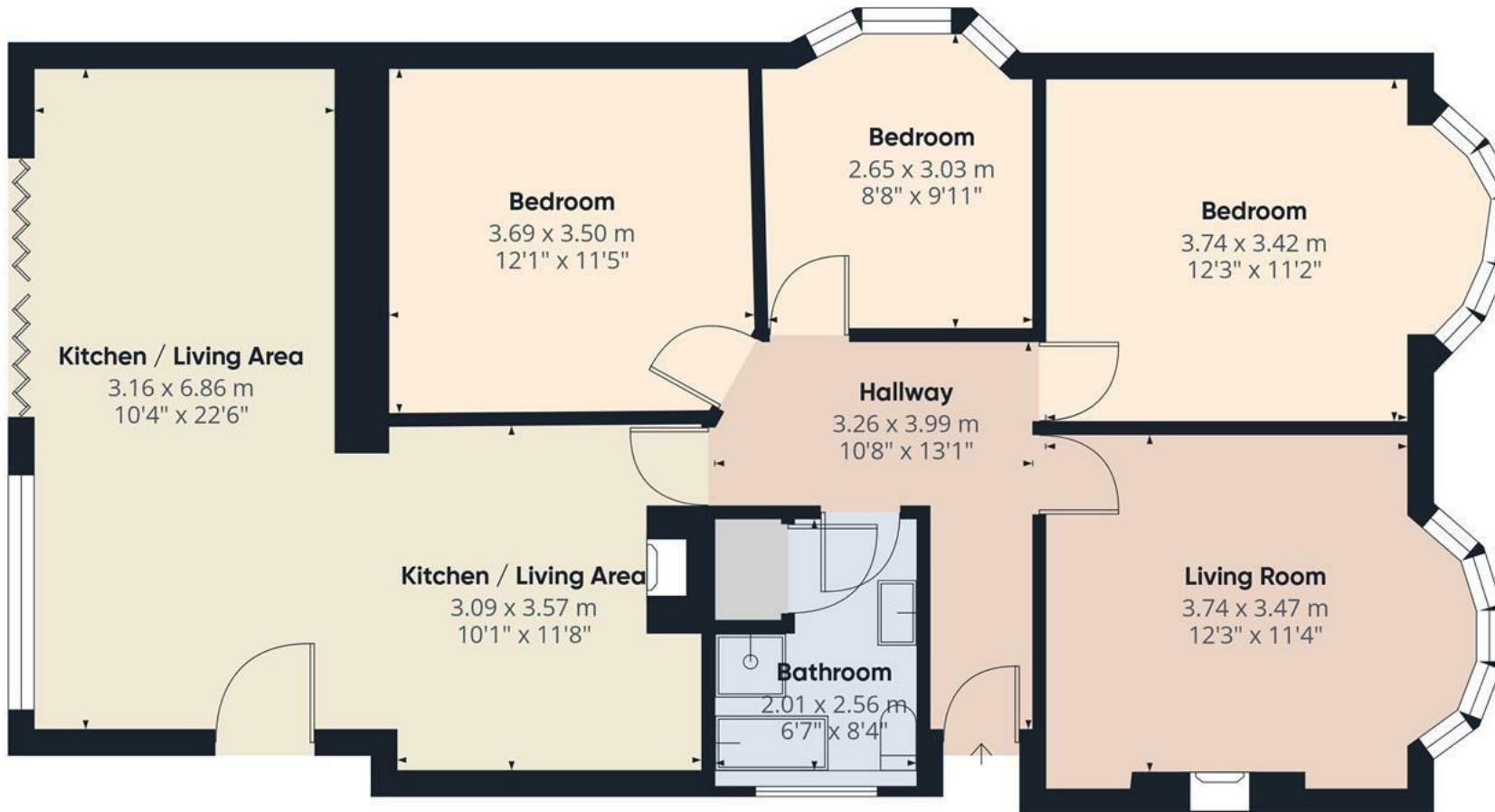








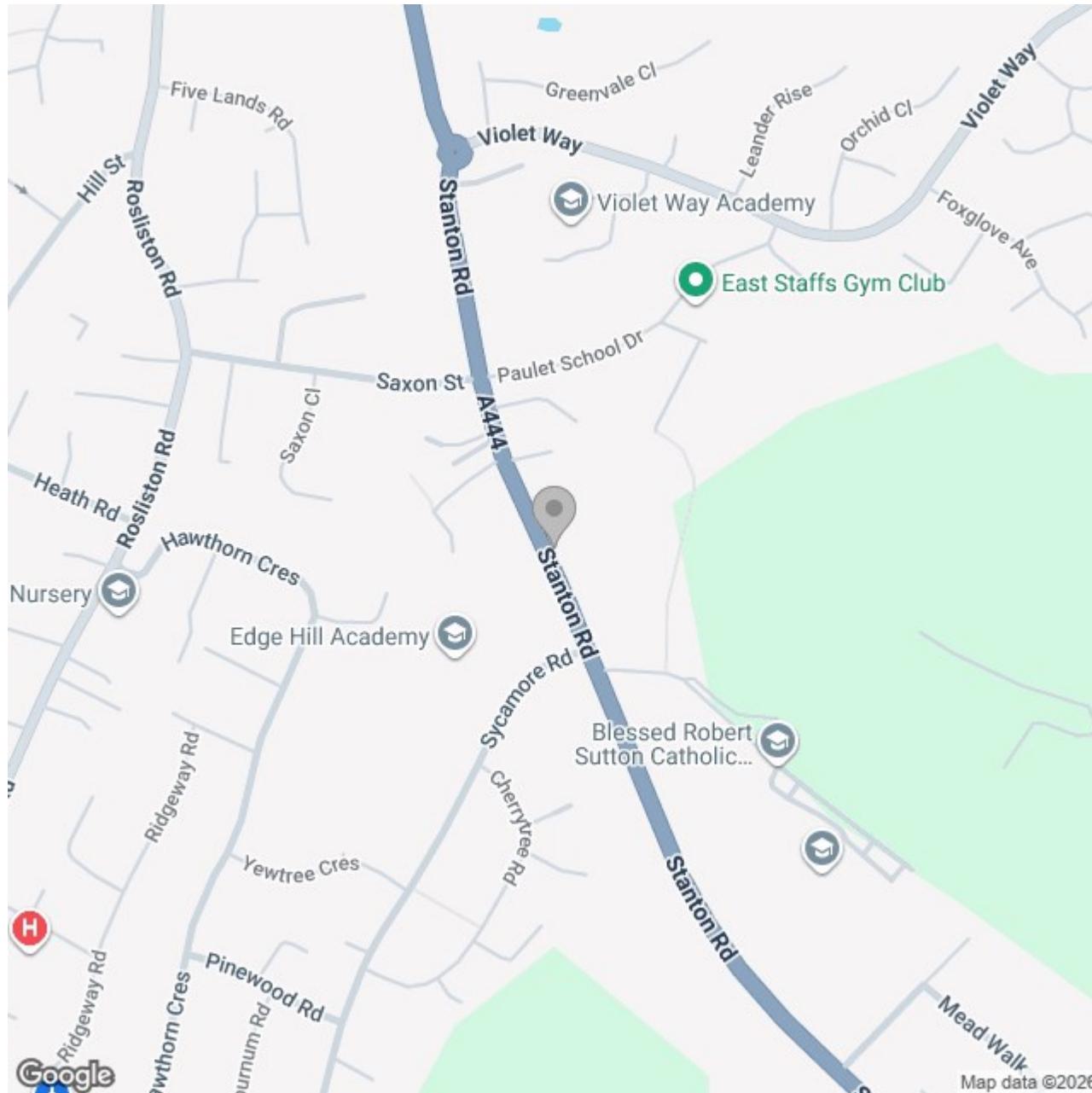




Approximate total area⁽¹⁾
96.8 m²
1043 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	