



£130,000

KEY TENURE: Leasehold EPC RATING: C COUNCIL TAX BAND: A

Brewood Stafford

The Choristers Brewood
Stafford Staffordshire



Located in the ancient market town of Brewood steeped in history dating back to the Romans situated one mile south of the infamous A5 Roman Road. Providing superb commuting links and an array of local amenities ranging from shops, restaurants, public houses and sought after schooling.

Enjoying a discrete position in the very heart of the village centre, this outstanding opportunity has arisen and is sure to be popular. Located on the ground floor this great apartment has an entrance hall, spacious living room, smart kitchen, one bedroom and a smart bathroom. With vacant possession and no upward chain, call to book your viewing now.

- Ancient Town Of Brewood
- Ground Floor Apartment
- One Bedroom & Bathroom
- Spacious Living Room & Kitchen
- Heart Of The Village Centre
- Bus Routes & Local Shops

You can reach us 9am to 9pm, 7 days a week

4 Crown Bridge, Penkridge, Staffordshire, ST19 5AA

01785 715555

hellopenkridge@dourishandday.co.uk



Communal Entrance Hallway

Accessed through a glazed secure entrance door with intercom access into a communal entrance hallway with a further ground floor apartment entrance door leading through into the Entrance Hallway.

Entrance Hallway

Having a radiator & internal door(s) off, providing access to:

Living Room 13' 8" x 11' 8" (4.16m x 3.56m)

A spacious reception room, having a radiator, a feature walk-in bay window to the front elevation, and further double glazed window to the side elevation.

Kitchen 210' 0" x 4' 7" (64m x 1.4m)

Fitted with a modern range of matching eye-level, base & drawer units with fitted work surfaces over incorporating an inset sink/drainers with chrome mixer tap over, and offering space(s) for kitchen appliances. The kitchen also benefits from having ceramic splashback tiling to the walls, inset ceiling downlighting, wall mounted extractor fan, ceramic tiled flooring, extractor fan & double glazed window to the rear elevation. The kitchen also accommodates a wall mounted gas central heating boiler.



You can reach us **9am to 9pm**, 7 days a week

4 Crown Bridge, Penkridge, Staffordshire, ST19 5AA

01785 715555

hellopenkridge@dourishandday.co.uk

Bedroom One 10' 0" x 8' 8" (3.05m x 2.64m)

A double dual-aspect bedroom featuring double glazed windows to both the rear & side elevations, a fitted wardrobe, and also having a radiator.

Bathroom 6' 9" x 5' 6" (2.06m x 1.67m)

Fitted with a white suite comprising of a low-level WC, a pedestal wash hand basin, and a panelled bath with shower over. The bathroom also benefits from having ceramic tiled flooring, part-ceramic tiled walls, inset ceiling downlighting, a radiator, and a double glazed window to the front elevation.

Externally

The apartments are set within communal grounds & gardens having a variety of established flowerbeds, plants & shrubs around the grounds with various seating areas to enjoy the surroundings.



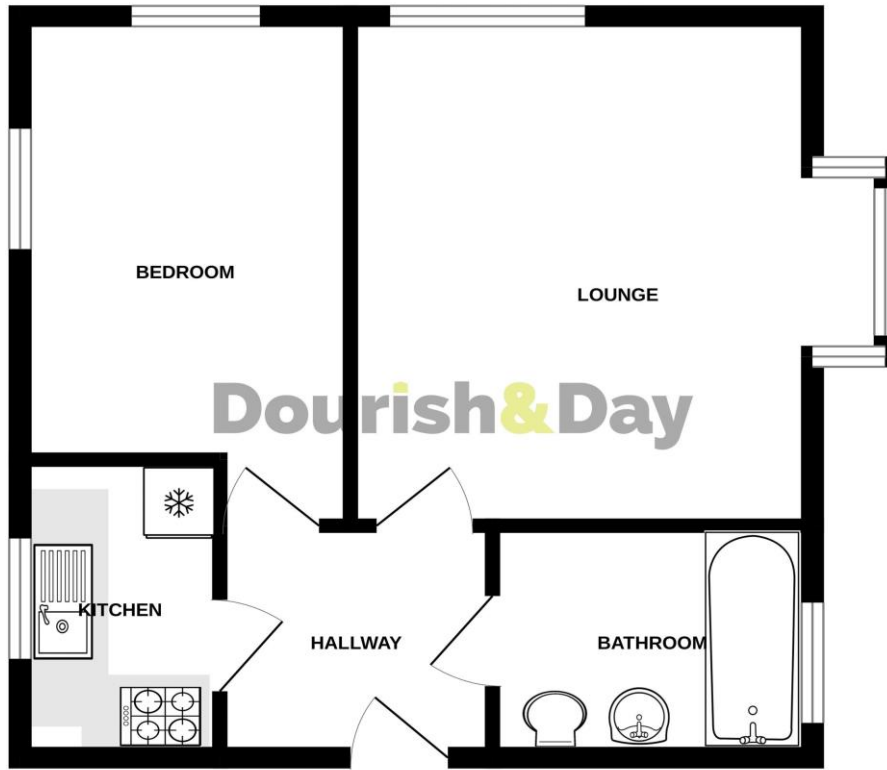
You can reach us **9am to 9pm**, 7 days a week

4 Crown Bridge, Penkridge, Staffordshire, ST19 5AA

01785 715555

hellopenkridge@dourishandday.co.uk

GROUND FLOOR



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

England, Scotland & Wales

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 Metroplan ©2024



IMPORTANT NOTICE Dourish & Day for themselves and for the vendor or lessors of this property whose agents they are given notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer of contract, (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statement or representation of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them, (iii) no person in the employment of Dourish & Day has any authority to make or give any representation or warranty whatever in relation to this property.

You can reach us **9am to 9pm**, 7 days a week

4 Crown Bridge, Penkridge, Staffordshire, ST19 5AA

01785 715555

hellopenkridge@dourishandday.co.uk