# **Dourish&Day**



### **Stafford**

Telegraph Street Stafford Staffordshire

Ever wondered what it feels like to be in Dr Who's Tardis? Then come and take a look at this three bedroom terrace and you'll see how big this property truly is!

Through the entrance door you'll find a sitting room, a dining room and En-suite and kitchen on the ground floor with a cellar. Whilst upstairs there is a double bedroom with and en-suite and stair access to the loft conversion. There are also two bedrooms both having Ensuits. Outside the property also has use of a courtyard garden with access down the side of the property enclosed by a secure door.









Three Bedroom Mid-Terraced House

- Two Spacious Reception Rooms & Kitchen
- En-Suites In All Of The Bedrooms
- Loft Conversion
- Courtyard Rear Garden
- Walking Distance Of Stafford Town Centre

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

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#### **Entrance Hallway**

Accessed through a double glazed entrance door, and having stairs off, rising to the First Floor Landing & accommodation, radiator, and internal door(s) off, providing access to;

#### **Living Room** 11' 8" x 13' 0" (3.55m x 3.97m)

Having a double glazed window to the front elevation, and a radiator.

#### **Guest WC** 2' 6" x 7' 1" (0.76m x 2.17m)

Fitted with a suite comprising of a low-level WC, and pedestal wash hand basin with chrome mixer tap. There is ceramic tiling to the floor, and a radiator.

#### **Dining Room** 9' 8" x 10' 11" (2.95m x 3.32m)

A second reception room having door off providing access to the cellar, a double glazed window to the rear elevation, and radiator.

#### **Kitchen** 8' 4" x 6' 2" (2.53m x 1.89m)

Fitted with a matching range of wall, base & drawer units, with fitted work surfaces over, and incorporating an inset stainless steel 1.5 bowl sink/drainer with chrome mixer tap, and appliances which include an electric oven & hob





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with hood over. There is ceramic tiling to the floor, ceramic splashback tiling to the walls, a radiator, a double glazed window to the rear elevation, and door to the side elevation.

#### **First Floor Landing**

A spacious landing having a useful built-in storage cupboard, a double glazed window to the side elevation, and internal door(s) off, providing access to;

#### **Bedroom One** 12' 0" x 11' 7" (3.66m x 3.52m)

A good sized double bedroom having an access point to the loft room, a double glazed window to the front elevation, radiator, and further internal door leading into the En-suite.

#### **En-suite (Bedroom One)** 2' 7" x 7' 1" (0.78m x 2.16m)

Fitted with a suite comprising of a low-level WC, a wash hand basin with chrome mixer tap, and a shower cubicle housing a mains-fed mixer shower. There is ceramic tiling to the floor, and a radiator.

#### **Attic Room** 5' 9" x 11' 10" (1.76m x 3.60m)

A good sized addition room featuring a skylight window, and having a radiator.

#### **Bedroom Two** 9' 3" x 7' 10" (2.83m x 2.40m)

A second bedroom having a double glazed window to the rear elevation, radiator, and further internal door leading into the En-suite.

#### **En-suite (Bedroom Two)** 2' 6" x 7' 1" (0.76m x 2.15m)

Fitted with a suite comprising of a low-level WC, a wash hand basin with chrome mixer tap, and a shower cubicle housing a mains-fed mixer shower. There is ceramic tiling to the floor, and a radiator.

#### **Bedroom Three** 8' 4" x 6' 2" (2.53m x 1.89m)

Having a double glazed window to the rear elevation, radiator, and a further internal door leading through into the En-suite.

#### **En-suite (Bedroom Three)** 8' 2" x 6' 0" (2.50m x 1.83m)

Fitted with a suite comprising of a low-level WC, a wash hand basin with chrome mixer tap, and a shower cubicle housing a mains-fed mixer shower. There is ceramic tiling to the floor, and a radiator.

#### **Externally**

Having a courtyard style rear garden with a pedestrian access entry to the side elevation with a secure access door.





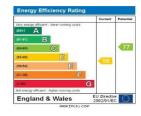




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Floor Plan Awaited









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