



£220,000

🔑 TENURE: Freehold

📊 EPC RATING: C

💷 COUNCIL TAX BAND: C

Stafford

Commonside Close
Stafford Staffordshire



This property could be described as an SOS...Spectacular, Outstanding and Stylish and what's more, you will be that bowled over by what it has to offer, you will be offering your own SOS if you happen to miss out! Impeccably presented throughout and boasting its own driveway and GARAGE, this home really does have it all!

Comprises an entrance hall, guest WC, spacious and beautifully appointed living room and contemporary kitchen diner with doors leading out to the rear garden. Upstairs are three bedrooms and a contemporary family bathroom. Outside, the property benefits from having parking on the driveway and garage whilst there is a private and low maintenance garden to the rear. Call our office today to avoid missing out on this spectacular home because rarely do properties come available this well presented at this price!

- Three Bedroom Semi-Detached Home
- Driveway & Garage
- Beautifully Appointed Throughout
- Spacious Living Room & Modern Kitchen
- Private Low Maintenance Rear Garden
- Close To Stafford Town Centre & M6

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

14 Salter Street, Stafford, Staffordshire, ST16 2JU

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Entrance Hall

Being accessed through a composite glazed door and having a tiled floor, radiator and stairs leading to the first floor landing.

Guest WC 5' 5" x 2' 11" (1.64m x 0.89m)

Having a suite comprising of a wash hand basin set within a vanity unit with chrome mixer tap and cupboard beneath and close coupled WC. Tiled floor, radiator and double glazed window to the front elevation.

Living Room 15' 2" x 11' 10" (4.63m x 3.60m)

A spacious living room having downstairs storage and a further storage cupboard. Wood effect laminate floor, radiator and double glazed window to the front elevation.

Kitchen/Diner 14' 10" x 10' 1" (4.51m x 3.07m)

Having a range of matching units extending to base and eye level and fitted work surfaces with an inset twin bowl sink unit with chrome mixer tap. Range of built-in appliances including an oven, four ring gas hob with a cooker hood over, dishwasher and washer/dryer. Tiled splashbacks, tiled floor, space for a dining table, radiator, double glazed window and double glazed French doors



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giving views and access to the rear garden. An internal door leads to the garage.

First Floor Landing

Having an airing cupboard and double glazed window to the side elevation.

Bedroom One 12' 5" x 8' 1" (3.78m x 2.47m)

A double bedroom having a built-in wardrobe with hanging rails, access to loft space, radiator and double glazed window to the rear elevation.

Bedroom Two 11' 1" x 8' 7" (3.37m x 2.61m)

A further double bedroom having a built-in wardrobe with hanging rail, radiator and double glazed window to the front elevation.

Bedroom Three 9' 0" x 6' 6" (2.75m x 1.98m)

Having a radiator and double glazed window to the rear elevation.

Family Bathroom 5' 5" x 6' 0" (1.65m x 1.84m)

Having a white suite comprising of a panelled bath with a mains shower over and glazed screen with chrome taps, pedestal wash basin with chrome taps and close coupled WC. Tiled walls, tiled effect floor, chrome towel radiator and double glazed window to the front elevation.

Outside - Front

The property is approached over a tarmac driveway which provides off-road parking and leads to the garage. the remainder of the garden is mainly laid to lawn with mature shrubs and a paved path leads to the front door.

Garage 16' 7" x 9' 5" (5.06m x 2.86m)

Having an wooden bi-fold doors to the front, range of base units with work surface over, power and lighting. Access to a loft space being partly boarded and double glazed door leading to the rear garden.

Outside - Rear

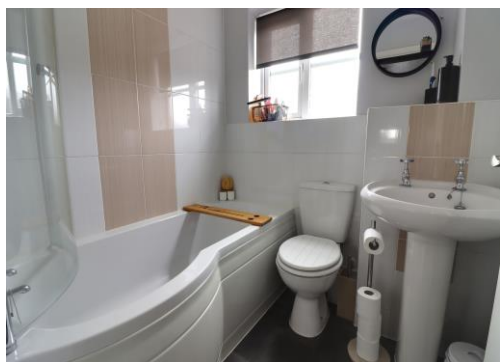
There is a paved seating area overlooking the remainder of the garden which is laid to lawn with planting beds having decorative bark and the garden shed is included in the sale and the garden is enclosed by panel fencing.





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.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92+)		
A	(81-91)		
B	(69-80)		
C	(55-68)		
D	(39-54)		
E	(29-38)		
F	(15-28)		
G	(1-14)		
Not energy efficient - higher running costs			
England & Wales			
			EU Directive 2002/91/EC
			www.ec.europa.eu



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