



Offers Around  
£220,000

🔑 TENURE: Freehold

📊 EPC RATING: C

🏠 COUNCIL TAX BAND: C

## Stafford

Fieldhouse Way  
Stafford Staffordshire



**Quick, grab your oxygen masks because you are about to have your breath taken away by this stunning three bedroom semi-detached property! This property is beautifully appointed throughout and has been very well cared for by the current owners and sits on a popular modern estate with great access to the town and all of its amenities.**

The accommodation comprises an entrance hall, with guest WC off, spacious living room and a contemporary kitchen/diner all to the ground floor. Upstairs are three bedrooms with the Master benefitting from having a contemporary en-suite, whilst there is also a modern family bathroom. Outside, the property benefits from having an attractive outlook to the front over a green, whilst to the rear is an enclosed garden laid mainly to lawn with a useful storage shed. To the rear of the plot a gate opens to a tarmac parking area, providing parking for up to two vehicles. This property really is a stunner and thoroughly deserves a closer look, so book in your viewing today!

- Superb Three Bedroom Semi-Detached House
- En-Suite, Guest WC & Family Bathroom
- Living Room & Modern Kitchen Diner
- Solar panels & Storage Battery
- Two Parking Spaces & Enclosed Rear Garden
- No Upward Chain

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14 Salter Street, Stafford, Staffordshire, ST16 2JU

**01785 223344**

hello@dourishandday.co.uk



## Entrance Hallway

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

## Guest WC 5' 5" x 3' 1" (1.64m x 0.93m)

Fitted with a white suite comprising of low-level WC, wash hand basin with chrome mixer tap, having tiled flooring, radiator, double glazed window to front elevation.

## Living Room 14' 3" x 12' 2" (4.34m x 3.71m)

A spacious living room, having understairs storage cupboard, radiator, double glazed window to front elevation.

## Kitchen & Dining Area 8' 9" x 15' 3" (2.67m x 4.64m)

Fitted with a modern range of contemporary styled wall, base & drawer units with fitted work surfaces over incorporating inset stainless steel single bowl sink/drainers with chrome mixer tap, and a range of integrated/fitted appliances which include; oven/grill, warming drawer, induction hob with a contemporary style extraction unit above, integrated washing machine, & dishwasher. There is bevelled edge ceramic splashback tiling to the walls, under-cupboard lighting, inset ceiling downlighting, wood effect flooring, space in the dining area to accommodate a dining table & chairs, radiator, a



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double glazed window to the rear elevation & double glazed French doors leading to the Conservatory,

### **Conservatory** 9' 10" x 7' 4" (3.00m x 2.24m)

A brick based double glazed conservatory having an insulated roof, wood effect flooring, double glazed windows, double glazed French doors leading out to the rear garden.

### **First Floor Landing**

Having a built-in airing cupboard, an access point to the loft space, and internal doors off, providing access to all Bedrooms & Bathroom.

### **Bedroom One** 9' 6" x 12' 3" (2.90m x 3.73m)

A double bedroom, having a built-in cupboard with clothes hanging space, radiator, double glazed window to front elevation, radiator, further internal door to En-suite.

### **En-suite (Bedroom One)** 5' 7" x 5' 4" (1.71m x 1.62m)

Fitted with a white suite comprising low-level WC, wash hand basin with chrome mixer tap, screened shower cubicle. There is tiled flooring, tiled walls, double glazed window to front elevation.

### **Bedroom Two** 10' 10" x 8' 11" (3.30m x 2.72m)

A second double bedroom, having radiator, double glazed window to rear elevation.

### **Bedroom Three** 7' 7" x 4' 3" (2.31m x 1.30m)

Having radiator, double glazed window to rear elevation.

### **Bathroom** 5' 6" x 5' 11" (1.68m x 1.80m)

Fitted with a white suite comprising of a panelled bath with chrome mixer tap & shower attachment over, wash hand basin with chrome mixer tap, low-level WC. There are part-tiled walls, radiator, double glazed window to side elevation.

### **Outside Front**

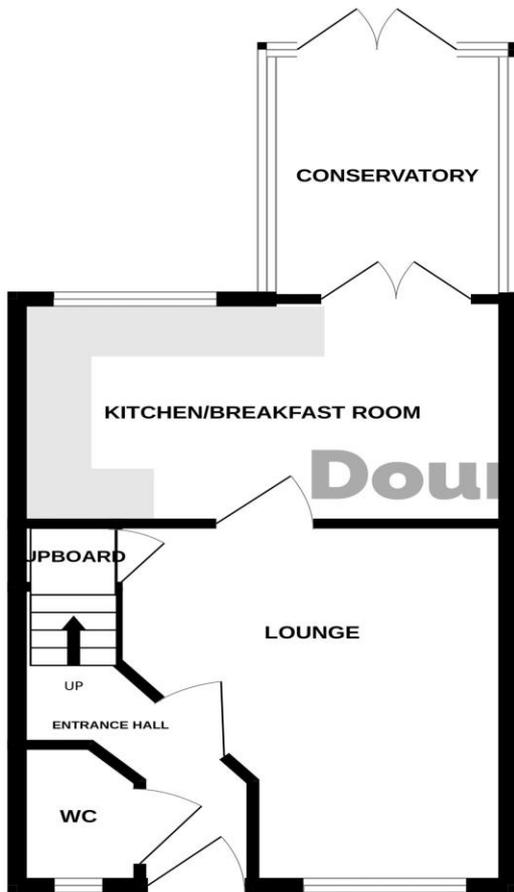
A communal footpath provides access to the front entrance door.

### **Outside Rear**

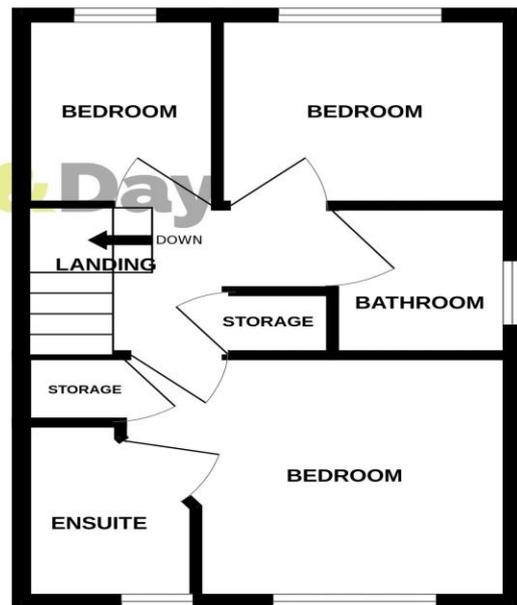
An enclosed rear garden having a paved seating area, decorative gravelled areas, small artificial lawned garden area, enclosed by panelled fencing & rear pedestrian gate providing access to a parking area to the rear where there is off-road parking for two vehicles.



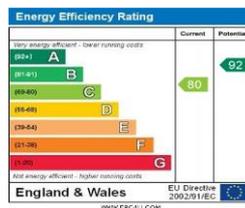
GROUND FLOOR



1ST FLOOR



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