



RAILWAY COTTAGES, GOODS STATION LANE,
PENKRIDGE

2 RAILWAY COTTAGES

GOODS STATION LANE, PENKRIDGE, STAFFORD, ST19 5AU

FOR SALE

£235,000



Ground Floor

Entrance Hall

Enter via a composite/double glazed front door and having a ceiling light point, tiled flooring and a door opening to the lounge.

Lounge

12' 4" x 14' 7" max (3.76m x 4.44m max)

Having a uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator, carpeted flooring, a wall-mounted, electric fire, a television aerial point, a carpeted stairway leading to the first floor and doors opening to a storage cupboard and the kitchen/diner.

Kitchen/Diner

6' 10" x 17' 9" (2.08m x 5.41m)

Being fitted with a range of wall, base and drawer units with laminate worksurface over and having two uPVC/double glazed windows to the rear aspect, two ceiling light points, a central heating radiator, laminate flooring, a stainless steel sink with a drainer unit, a built-under electric oven with a four-burner gas hob over, plumbing for a washing machine, space for a upright fridge/freezer, the central heating boiler and a uPVC/double glazed door to the rear aspect opening to the garden.



First Floor

Landing

Having a ceiling light point, access to the loft space, carpeted flooring and doors opening to both bedrooms and the bathroom.

Bedroom One

9' 4" x 14' 6" (2.84m x 4.42m)

Having a uPVC/double glazed window to the front aspect, a ceiling light point, a central heating radiator, a door opening to a storage cupboard and carpeted flooring.

Bedroom Two

10' 1" x 9' 2" (3.07m x 2.79m)

Having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator and carpeted flooring.

Bathroom

Having an obscured uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, a WC, a wash hand basin, partly tiled walls, vinyl flooring, an extraction unit and a bath with a shower over.

Outside

Front

Having a driveway, courtesy lighting, security lighting, a planted border retained by a low-level brick wall and access to the rear of the property.

Rear

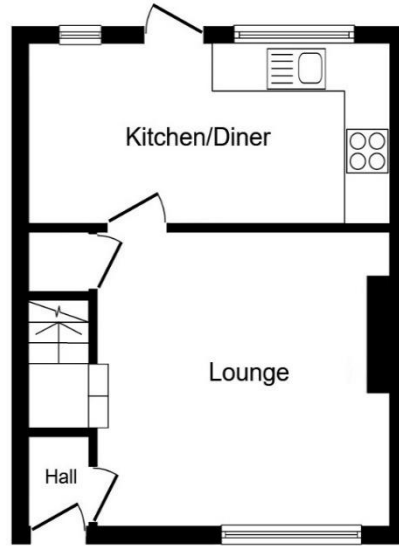
A huge rear garden, which is mainly grass and has a large patio area, mature trees shrubs and bushes, a gravel area, courtesy lighting, a wooden shed, a low-level brick wall and access to the front of the property via a low-level wrought iron gate.



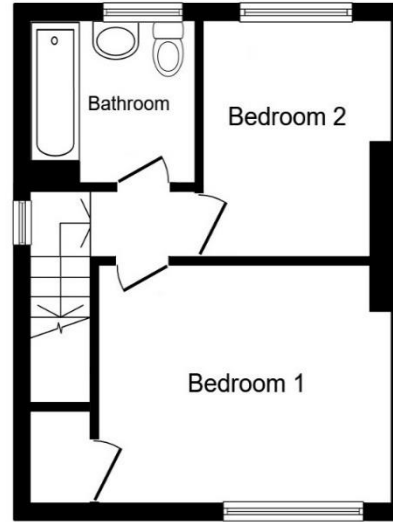




* A spacious, two-bedroom property, located in a very desirable area and offered with no upward chain *



Ground Floor



First Floor

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

To view this property please contact Caley & Kulin on:

Cannock: 01543 396880 **Stafford:** 01785 559880

Wolverhampton: 01902 953923

E-mail: info@candk.co.uk

Staffordshire House, Clay Street, Penkridge, Stafford, ST19 5AF

View this property online candk.co.uk

Council Tax Band: C

EPC Rating: D

Tenure: Freehold

Version: CK1794/001



Find us on facebook
facebook.com/candk.co.uk



These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

See all our properties at www.candk.co.uk | www.rightmove.co.uk

