



CARISBROOKE DRIVE, STAFFORD



Ground Floor

Entrance Hall

Enter via a composite/double glazed front door and having an obscured uPVC/double glazed window to the side aspect, a ceiling light point, a central heating radiator, laminate flooring, a carpeted stairway leading to the first floor and a door opening to the lounge.

Lounge

15' 6" x 12' 9" (4.72m x 3.88m)

Having a uPVC/double glazed walk-in bay window to the front aspect, a coved ceiling with a ceiling light point, a central heating radiator, carpeted flooring, a television aerial point and an archway to the dining room.

Dining Room

10' 7" x 7' 8" (3.22m x 2.34m)

Having a uPVC/double glazed sliding patio doors to the rear aspect opening to the garden, a coved ceiling with a ceiling light point, a central heating radiator, laminate flooring and a door opening to the kitchen.

Kitchen

10' 7" x 7' 10" (3.22m x 2.39m)

Being fitted with a range of wall, base and drawer units with laminate worksurface over and having a uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, a sink with a mixer tap fitted and a drainer unit, a built-under, gas, double oven with a four-burner gas hob and an integrated extraction unit over, tiled splashbacks, vinyl flooring, an integrated fridge and doors opening to the dining room, the utility room and a pantry.

Utility Room

10' 10" x 7' 11" (3.30m x 2.41m)

Being fitted with wall units and having laminate worksurface, a uPVC/double glazed door to the rear aspect opening to the garden, a ceiling light point, plumbing for a washing machine, space for additional appliances, vinyl flooring and a door opening to the garage/storage.



First Floor

Landing

Having an obscured uPVC/double glazed window to the side aspect, a ceiling light point, access to the loft space, carpeted flooring and doors opening to the three bedrooms and the family bathroom.

Bedroom One

13' 4" x 9' 5" (4.06m x 2.87m)

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

Bedroom Two

9' 4" x 9' 5" (2.84m x 2.87m)

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

Bedroom Three

8' 11" x 6' 5" (2.72m x 1.95m)

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

Bathroom

Having an obscured uPVC/double glazed window to the rear aspect, a ceiling light point, a central heating radiator, a concealed cistern WC, a wash hand basin with under-sink storage, a wall storage cabinet, partly tiled walls, laminate flooring and a bath with a mixer tap fitted which has a hand-held shower head, a thermostatic shower over and a glass shower screen installed.

Outside

Front

A large corner plot which has a tarmac driveway suitable for parking multiple vehicles, a decorative gravel area, a privacy hedge, a bark-chipped area planted with various shrubs and bushes, courtesy lighting, access to the garage/storage and access to the rear of the property via a wooden side gate.

Garage/Storage

5' 10" x 8' 2" (1.78m x 2.49m)

Having power and a remote controlled, electric roller shutter door.

Rear

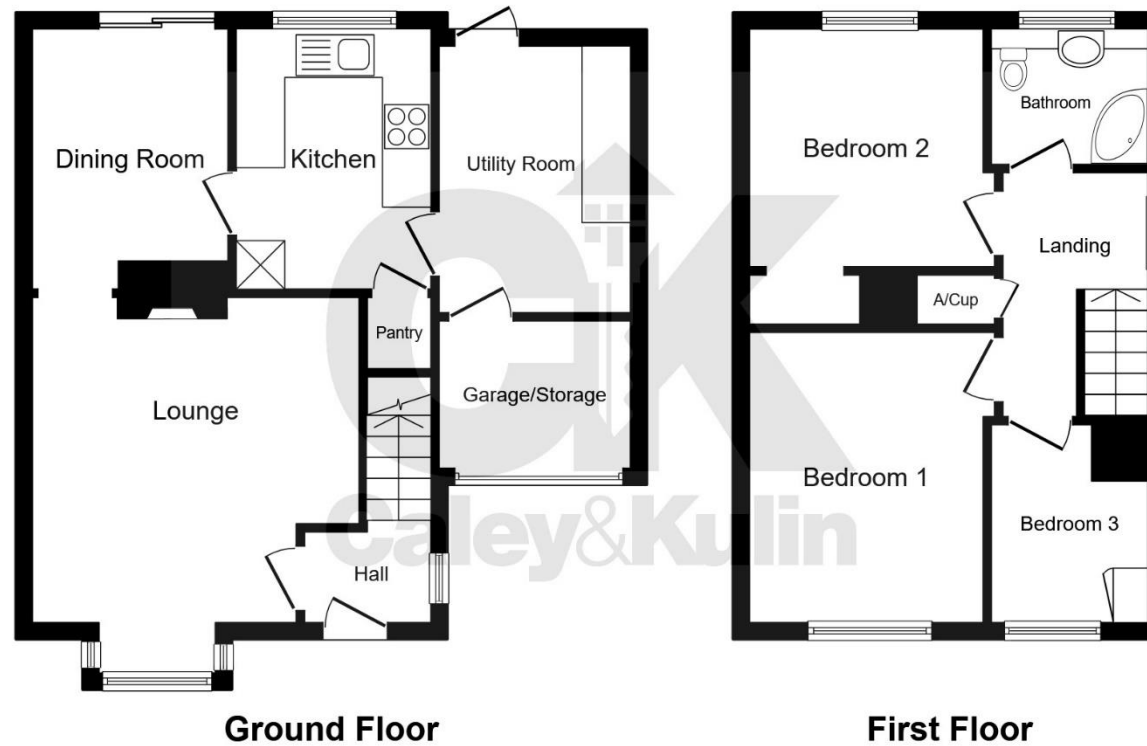
A large and private garden which has a decked area, a lawn, a cold-water tap, courtesy lighting, various shrubs and bushes, a bark-chipped area and access to the front of the property via a wooden side gate.







* A beautifully presented, detached family home situated on a large corner plot *



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

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: CK1815/001



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

