

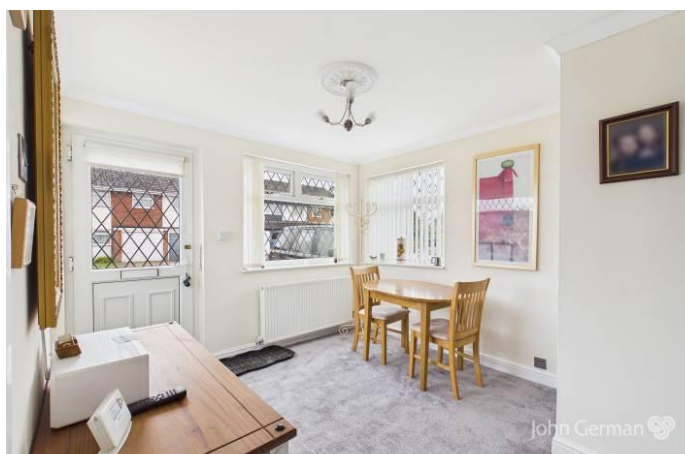
Aspen Road

Barton-under-Needwood, Burton-on-Trent, DE13 8LQ



Available with no upward chain and set within low maintenance landscaped gardens, this attractively priced bungalow presents an ideal opportunity for the traditional bungalow buyer or a family requiring three bedrooms.

£250,000



John German

This well presented bungalow home is ideal for a bungalow buyer, downsizer or family buyer wanting a three bedrooms. It is set in a lovely village location in walking distance from shops, schools, doctors, pharmacy, a choice of pubs, places to eat and countryside walks. This really is an ideal contender for any buyer and falls into the John Taylor catchment.

With a gravelled low maintenance frontage, the entrance door opens into a dining hall which is a light room courtesy of its dual aspect, having doors off to the kitchen and lounge.

The kitchen has been refitted and upgraded, equipped with a range of units, an integrated oven and hob plus a door out to the patio. We understand the owners intention is to include the additional white goods.

The lounge offers an ideal space to relax with a fireplace, a window framing views to the front and a door to the inner hall.

There is a shower room and the advantage of three bedrooms with the master bedroom having French doors opening out to the garden.

To the rear garden has a paved patio ready for garden furniture and a lawn.

There is a shared drive between this property and the neighbouring bungalow. Double gates at the bottom of the garden give access to an area currently housing a shed, which if removed, it could be possible to create a parking space there.

Tenure: Freehold (purchasers are advised to satisfy themselves as to the tenure via their legal representative).

Please note: It is quite common for some properties to have a Ring doorbell and internal recording devices.

Property construction: Standard

Parking: Drive

Electricity supply: Mains

Water supply: Mains

Sewerage: Mains

Heating: Mains gas
(Purchasers are advised to satisfy themselves as to their suitability).

Broadband type: TBC - See Ofcom link for speed:
<https://checker.ofcom.org.uk/>

Mobile signal/coverage: See Ofcom link <https://checker.ofcom.org.uk/>

Local Authority/Tax Band: East Staffordshire Borough Council / Tax Band C

Useful Websites: www.gov.uk/government/organisations/environment-agency

Our Ref: JGA/04092026

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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John German

21 Main Street, Barton under Needwood, Burton-On-Trent, Staffordshire, DE13 8AA

01283 716806

barton@johngerman.co.uk

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Conveyancing Services - If we refer clients to recommended conveyancers, it is your decision whether you choose to deal with this conveyancer. In making that decision, you should know that we receive on average £150 per referral.

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