



2 Hurst Drive

Stretton, Burton-On-Trent, DE13 0ED

£279,950



Very well maintained, extended Detached Bungalow in central village location, benefiting from uPVC double glazing & Gas Central Heating. The property comprises of Hallway, Lounge, Dining Room, refitted Kitchen, Shower Room, Two Bedrooms, Driveway leading to detached Garage and 2nd driveway. In close proximity to Village amenities, easy access to A38 / A50.

Viewing highly recommended to appreciate this beautiful property. EPC C Council Tax C



Hall 9'8"x 3'6" (2.95mx 1.09m)

Accessed via a feature composite partially glazed front door, central heating radiator with TRV, smoke alarm, ceiling light, doors giving access to Lounge, Bedrooms and Shower Room. Hatch giving access to the loft space which is fully boarded and houses the central heating Boiler.

Lounge 17'5" x 10'11" (5.31m x 3.35m)

Spacious room with uPVC DG window to the side, central heating radiator with TRV, feature wall mounted gas fire, coved ceiling, electric power points, TV aerial point, picture wall lights, archway leading into the Dining Room.

Dining Room 10'5" x 10'11" (3.20m x 3.35m)

With uPVC patio doors leading to the rear garden, central heating radiator with TRV, coved ceiling, feature rose with ceiling light point, power points, door leading to Kitchen.

Kitchen 18'6" x 9'1" (5.64m x 2.77m)

Fitted with a range of white high gloss wall and base units with granite effect roll edge work surfaces, electric plinth mounted heater. Ceramic single bowl sink and drainer with stainless steel mixer over. Integrated Lamona electric hob with feature splash back and extractor over, Integrated Lamona electric oven, upvc double glazed window to the side and rear, feature composite door to the side, under counter appliance space, plumbing for washing machine, power points, strip lights to ceiling and consumer unit.

Bedroom 1 12'4" max x 9'8" m (3.76 max x 2.95 m)

Ample storage is provided by built-in triple wardrobe, uPVC double glazed window to the front, central heating radiator with TRV, coved and textured ceiling with feature rose to the light, electric power points.

Bedroom 2 8'0" max x 9'8" max (2.46 max x 2.95 max)

UPVC double glazed windows to front, central heating radiator with TRV, coved and textured ceiling, feature rose with ceiling light point, power points.

Shower Room 7'6" x 5'4" (2.29m x 1.65m)

Partially tiled with modern white suite comprising of low flush WC, wash hand basin with chrome effect taps, shower enclosure with dual headed bar mixer shower, central heated wall mounted chrome towel rail, uPVC double glazed window to side, ceiling light and extractor fan.

External

To the front

There are two block paved driveways to the front of the property, providing off road parking, artificial lawn with mature shrubs to the borders.

To the side

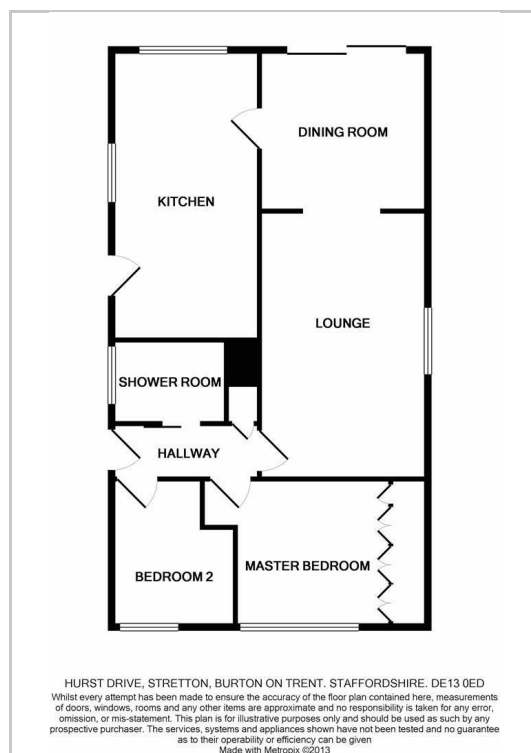
The full width wrought iron gates lead down the block paved driveway to the front entrance door, the car port leads further down to the kitchen door and garage beyond.

To the rear

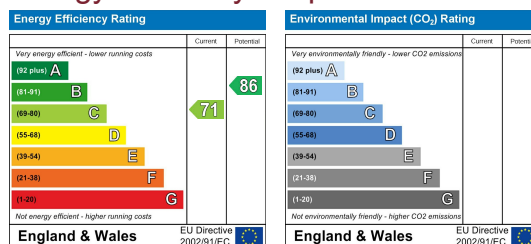
Detached brick built garage with up and over door to the front, uPVC door and window to the side, with power and light. The rear garden is very easily maintained with raised flower beds, lawn and block paved pathways. Garden Shed.



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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