



£260,000

3 Bedroom Semi-Detached House for sale
4 BATTLESTEAD ROAD, BURTON-ON-TRENT



EweMove
SALES AND LETTINGS



Overview

Modern 3-Bedroom House - Landscaped Garden - Ideal for First-Time Buyers & Young Families



Key Features

- Chain Free
- Spacious kitchen-diner with French doors to the garden
- En-suite and sleek family bathroom
- Three stylishly presented bedrooms
- Generous driveway
- Landscaped rear garden with decking and lawn
- Located close to great schools, shops & transport links









A beautifully finished three-bedroom property, perfect for young couples looking for a stylish home. Nestled in a popular and well-connected area with excellent schools and fantastic transport links nearby, this home ticks all the boxes!

The front lawn adds instant kerb appeal. Pull into the generously sized driveway, step inside and be greeted by a bright and welcoming hallway with a stunning wooden staircase and wooden flooring seamlessly running throughout. The cozy living room is perfect for movie nights, quiet Sundays, or hosting friends.

Continue through to the heart of the home - a stylish kitchen-diner that's fully equipped with an integrated eye level electric oven, gas hob, washing machine and slimline dishwasher, sleek finishes, and French doors that lead straight out to your very own landscaped garden, it's the kind of space where memories are made.

Upstairs, you'll find three good-sized bedrooms. The master bedroom is complete with built-in wardrobes and a private en-suite. A fresh, modern bathroom serves the additional bedrooms.

Outside, the rear garden is a hidden gem - low-maintenance, thoughtfully landscaped, and perfect for barbecues, morning coffees, or simply enjoying the sunshine in your own peaceful haven.

Whether you're buying your first home together or planning for the future, this beautifully presented home offers the perfect blend of space, style, and practicality

We are required by law to comply fully with The Money Laundering Regulations Act 2017 and as such need to complete AML ID verification and proof / source of funds checks on all buyers and, where relevant, cash donors once an offer is



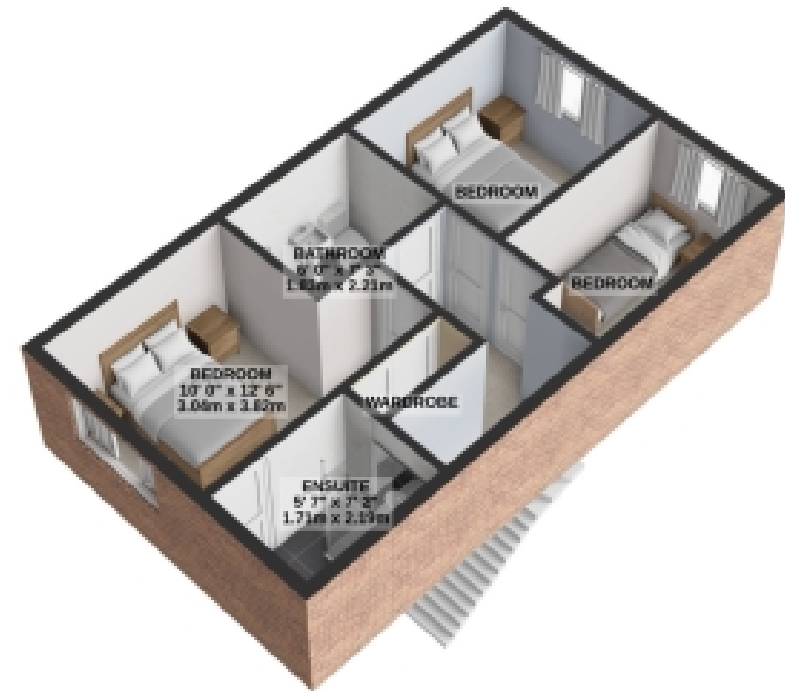
accepted on a property. We use Movebutler to complete the necessary checks, this is not a credit check and therefore will have no effect on your credit history. A non-refundable compliance fee of £30.00 inc. VAT per buyer / donor will be required to be paid in advance when an offer is agreed and prior to a sales memorandum being issued.

Floorplans

GROUND FLOOR
419 sq.ft. (38.9 sq.m.) approx.



1ST FLOOR
419 sq.ft. (38.9 sq.m.) approx.



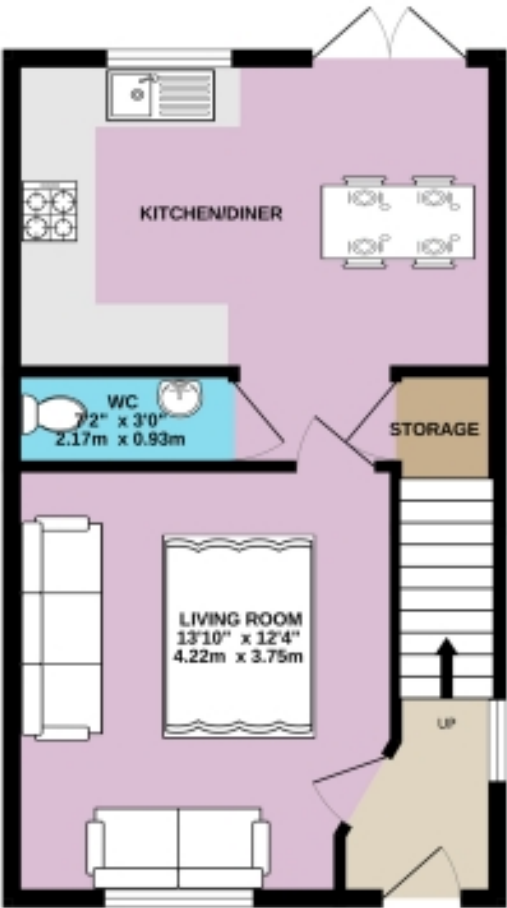
TOTAL FLOOR AREA : 838 sq.ft. (77.9 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.

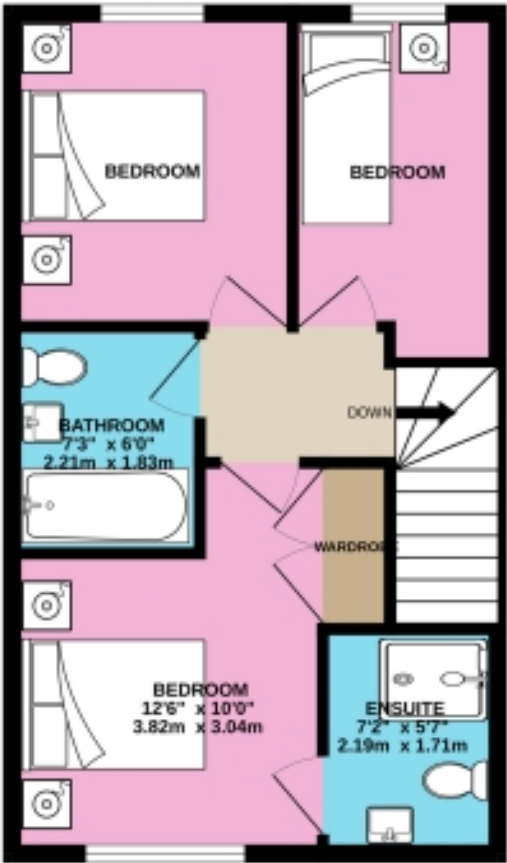
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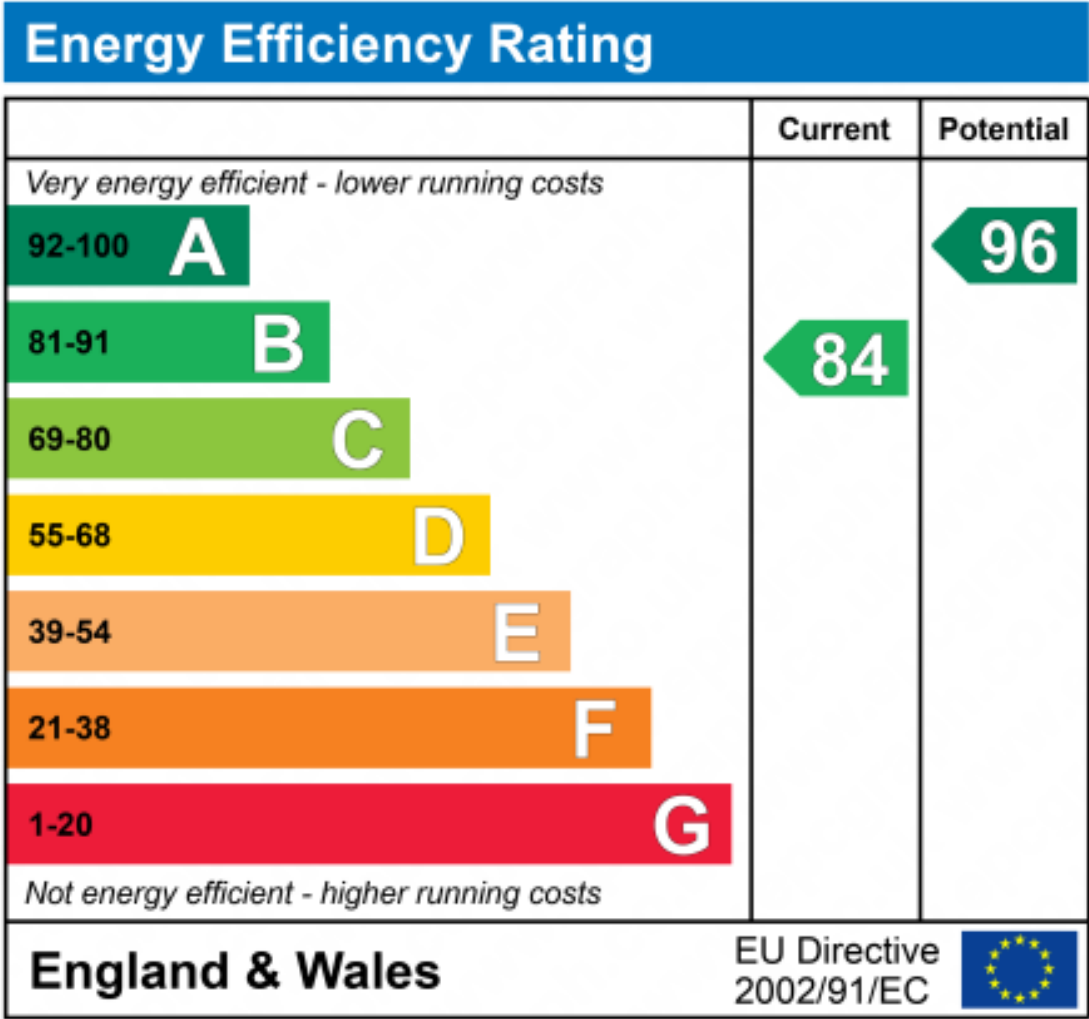


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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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