

93 Ivinson Way Bramshall, Uttoxeter, ST14 5EQ

**** FULLY LANDSCAPED GARDENS ** UPGRADED THROUGHOUT BY CURRENT OWNER ** THREE BEDROOM DETACHED ****

This three-bedroom detached property, crafted by St. Modwen Homes, has received significant upgrades from its current owner and features a beautifully landscaped garden. It provides easy access to the A50 with convenient connections to the M1 and M6, as well as proximity to Uttoxeter train station. Bramshall Meadows allows for a hassle-free commute to Derby, Stoke, and Stafford.

The property, in summary, comprises a hallway, a spacious lounge/diner, a well-appointed kitchen, a convenient cloakroom/WC, and three bedrooms. The master bedroom and bedroom two each boast en-suite facilities, and there is a separate family bathroom. Externally, the property boasts extensive gardens at the rear, a double-width driveway for off-road parking, and an attached garage.

Asking Price £325,000

93 Ivinson Way

Bramshall, Uttoxeter, ST14 5EQ



Hallway

Cloaks/WC

Open Plan Living/Dining Kitchen

Landing

Bedroom One

En-suite

Bedroom Two

En-suite Two

Bedroom Three

Family Bathroom

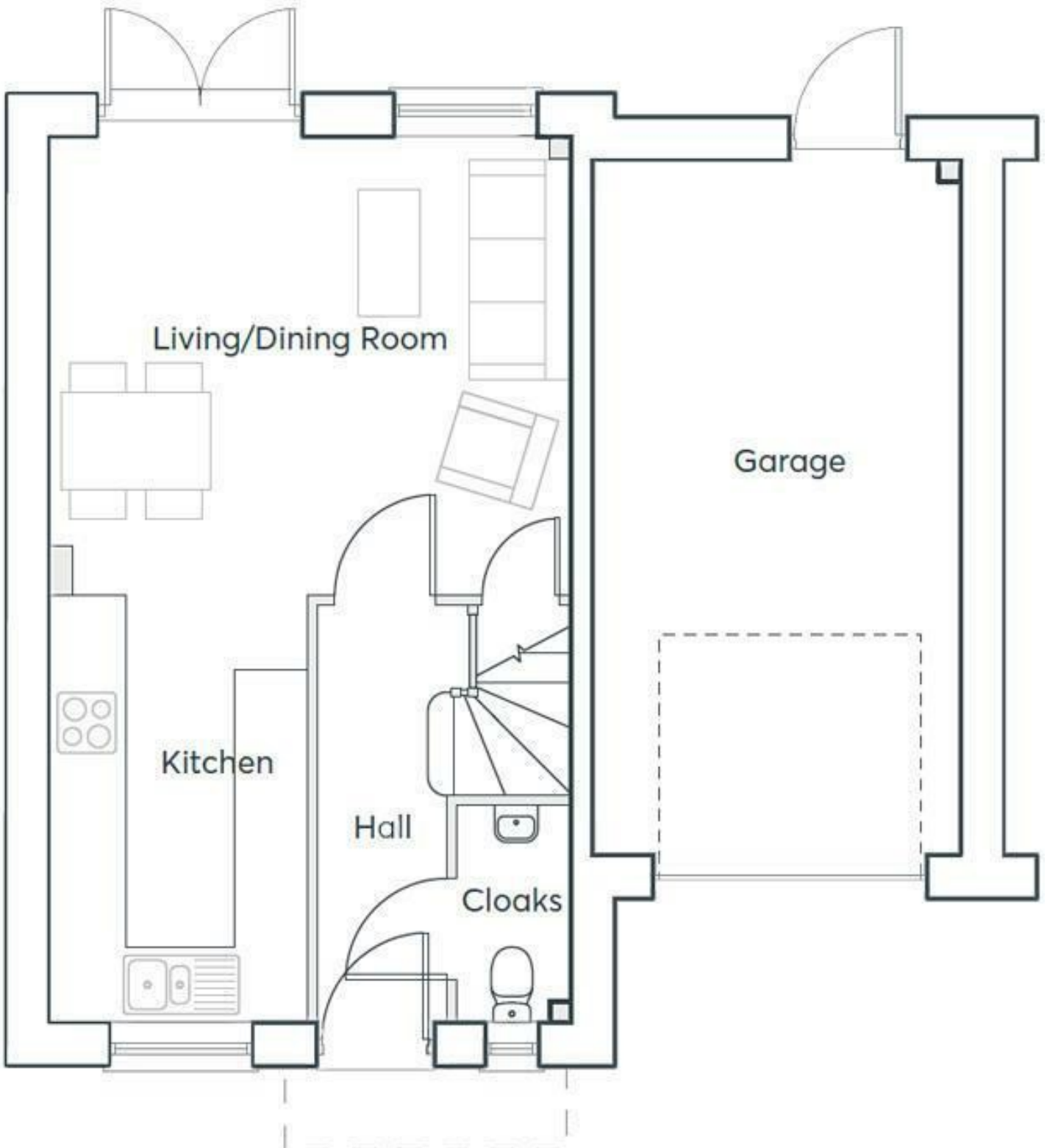
Outside



Directions



Floor Plan



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			92
(81-91) B		81	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	