





****NO UPWARDS CHAIN**** This beautifully presented four-bedroom detached home offers ideal for modern family living. Situated in the sought-after village of Drakelow, the property boasts two inviting reception rooms and a stunning kitchen-diner with integrated appliances. French doors open onto a generously sized rear garden, featuring a well-maintained lawn and a patio area perfect for outdoor entertaining. The first floor comprises four well-proportioned bedrooms, including a master with an en-suite, alongside a stylish four-piece family bathroom. Completing the home is a driveway and garage providing off-street parking. Viewing is strictly by appointment only.



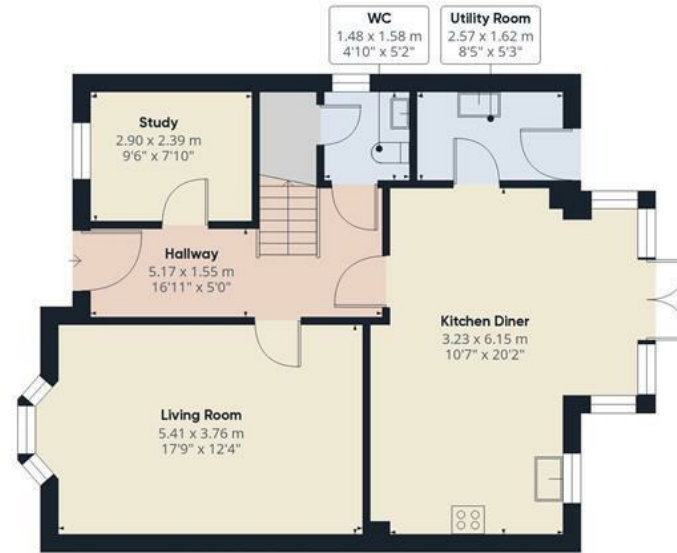




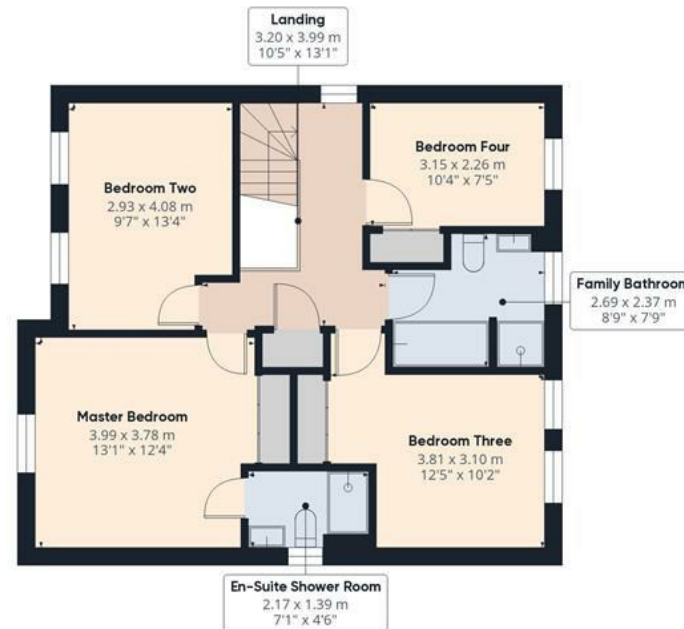








Floor 0



Floor 1

Approximate total area⁽¹⁾

134.44 m²

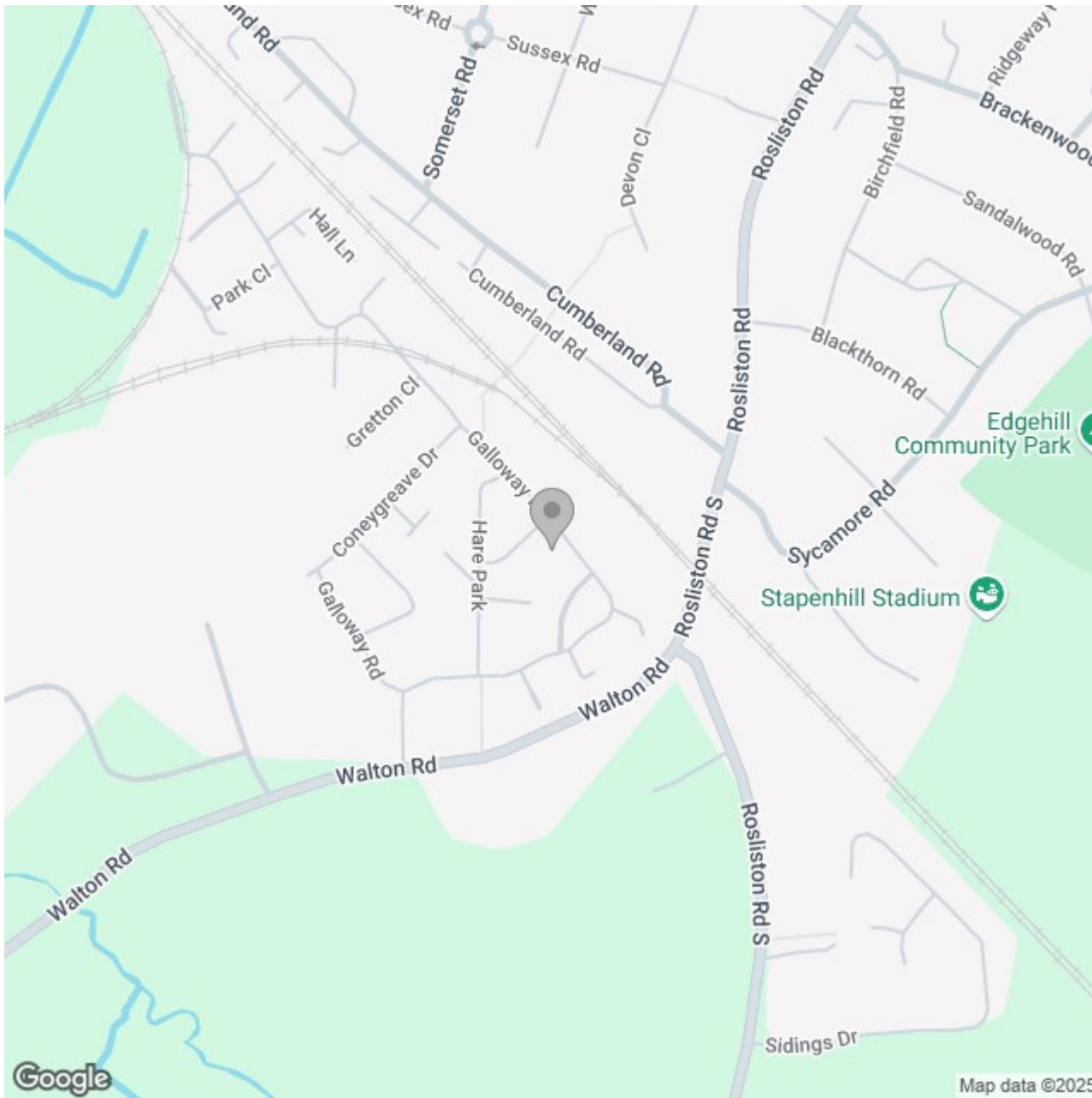
1447.09 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Energy Efficiency Rating

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