

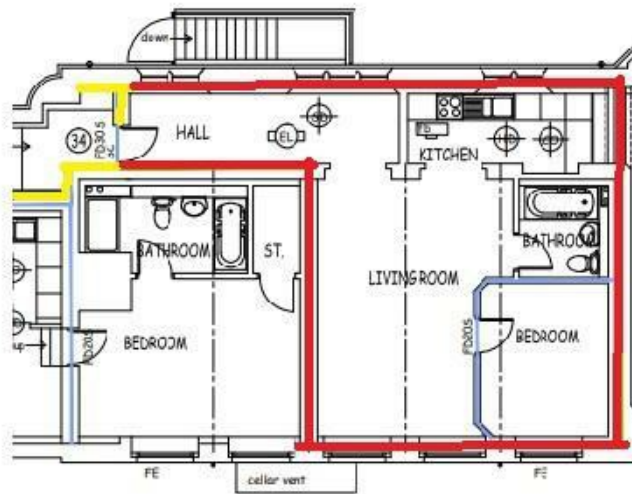


Plot 17 Chetwynd Court Friars Road, Stafford, Staffordshire, ST16 2HE

NOW NEARING COMPLETION. CALL FOR AN APPOINTMENT TO VIEW. Fabulous ground floor 1 bed apartment on this exclusive gated development at the heart of Stafford. Plot 17 is a very spacious property featuring a grand entrance hall with tall windows, lounge overlooking the courtyard, kitchen with integrated appliances, double bedroom and stylish bathroom. Featuring spacious interiors, high quality specification and a host of period features whilst catering for every requirement of twenty first century living. Secure parking within the courtyard. The mainline railway station is within 5 minutes walk giving easy access to Birmingham New Street within 40 minutes and London Euston in 1hr 20mins. Ready for occupation May 2023. 999 year lease. ZERO GROUND RENT. LOW SERVICE CHARGE.

£162,500

- Ground Floor Apartment
- Exclusive Courtyard Development
- Town Centre Location
- 5 mins walk from Stafford Railway Station
- Stylish Contemporary Interiors
- Gas central heating
- Reserved Parking
- Secure Gated Access
- Low Service Charge
- 999 Year Lease



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	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	