



AUSTIN & ROE
INDEPENDENT ESTATE AGENTS

3 BEDROOM SEMI-DETACHED FOR RENT - £950 PER MONTH

KINGSLAND CLOSE, STONE, STAFFORDSHIRE, ST15 8FF



KEY FEATURES

• THREE BEDROOM SEMI DETACHED • WITH OFF ROAD PARKING IN CUT-DE-SAC • SPACIOUS LOUNGE • KITCHEN/DINER • FAMILY BATHROOM • GAS CENTRAL HEATING & DOUBLE GLAZING • GARDEN TO FRONT AND REAR • WALKING DISTANCE TO THE TOWN & STATION

STONE

Granville Square, 75A High Street, Stone, Staffordshire, ST15 8AE

T: 01785 338 570

E: sales@austinandroe.co.uk | lettings@austinandroe.co.uk

W: www.austinandroe.co.uk

DESCRIPTION

Austin & Roe are pleased to offer For Let this Three Bedroom Semi-Detached with garden to front and rear. Easy access for to the motorway network via the M6

The property comprises an Entrance Hall, Lounge, Kitchen/Diner on the Ground Floor; on the First Floor is the Landing, Three Bedrooms and Family Bathroom. The property benefits from Gas Central Heating and Double Glazing.

At the front of the property is a garden laid mainly to lawn with plants and shrubs. To the rear is a fully enclosed garden with paved patio area for alfresco dining and outdoor entertaining, a lawn and the garden is surrounded by wooden fencing.

Council Tax

Mains Gas & Electricity

Mains Drains & Sewerage

Mains Water

Broadband FTTC

Mobile Coverage.

LOCATION

Take the Lichfield Road out of Stone, turn left at the traffic lights, continue across the railway crossing and turn left onto Aston Lodge Parkway, take the first exit at the roundabout and follow Mercer Avenue, Kingsland Road is the sixth left.

Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		



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