

BRAMSHALL MEADOWS  
**UTTOXETER**





## UTTOXETER

Situated between both the A50 and A518 and just 1 mile from Uttoxeter Town Centre, Bramshall Meadows offers a range of 3 and 4 bedroom homes.

## THE CHAD PLOT 470



**3 BED DETACHED HOME**



**2 PARKING SPACES**

### **BRAMSHALL**

Bramshall Road, Uttoxeter, ST14 5BE



A practical three-bedroom home with a useful integral garage. The Hallvard has flexible living-dining space and a showstopping hallway with feature staircase. Upstairs, three bedrooms provide enough space for a growing household.

### **WITH FEATURES WE LOVE**

- Living/dining room with French doors to the rear garden
- Kitchen with integrated appliances
- Integral garage with door to the garden
- Master bedroom with en-suite and built-in wardrobe
- Second bedroom with en-suite
- Fully fitted family bathroom

# BRAMSHALL MEADOWS **UTTOXETER**

On the cusp of the countryside between Bramshall and Uttoxeter, Bramshall Meadows is perfect for those seeking a semi-rural lifestyle that also benefits from the nearby conveniences of a market town.



# FLOORPLANS



## GROUND FLOOR

Living/Dining  
Kitchen

15'0" x 13'1"  
7'5" x 12'3"

4.57m x 3.99m  
2.26m x 3.72m

# FLOORPLANS



## FIRST FLOOR

Bedroom 1	10'9" x 13'1"	3.28m x 4.42m
En-suite	7'3" x 5'7"	2.20m x 1.70m
Bedroom 2	15'0" x 9'5"	4.57m x 2.88m
En-suite	6'11" x 3'11"	2.11m x 1.20m
Bedroom 3	10'10" x 11'4"	3.29m x 3.46m
Bathroom	7'5" x 5'7"	2.25m x 1.70m

### Important Notice

3D interactive site plan, 3D floorplans, CGI images and development layout is indicative only and subject to change. External finishes, materials, layouts, window positions and internal features may vary and 'upgrades and extras' may be shown. Room sizes are taken to the widest point in each room wall to wall and a tolerance of +/- 5% is allowed. The floor plans are for guidance only and may be subject to change and properties may be "handed" or mirror images of the plans shown. Please check with our Sales Consultant or Selling Agent.