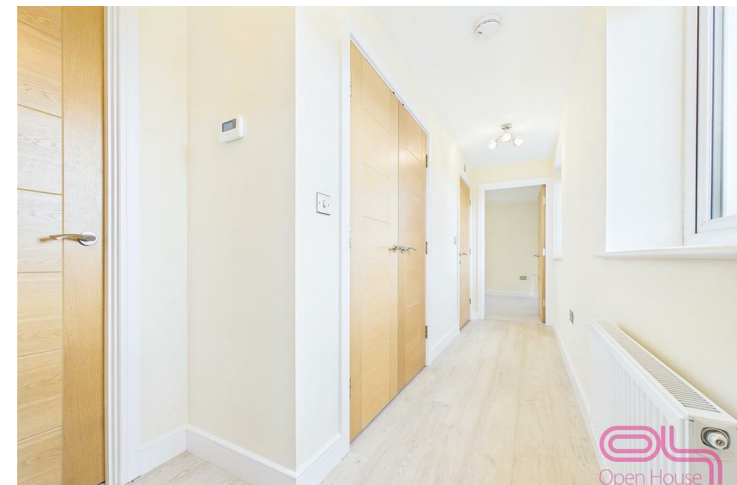




Mayflower Drive, Burton-On-Trent, DE14
1QJ

£850 Per Month



**Mayflower Drive, Burton-On-Trent,
DE14 1QJ
£850 Per Month**

Positioned within the modern Drakelowe House development on Mayflower Drive, this well-presented one bedroom first floor apartment offers spacious, contemporary accommodation within easy reach of Burton upon Trent town centre.

Recently redecorated and benefiting from new carpets, the apartment is presented in clean, ready-to-move-into condition. The accommodation is centred around an impressive open plan kitchen and living space, providing plenty of room for both lounge and dining furniture. There is also a generous double bedroom, modern bathroom and useful hallway storage.

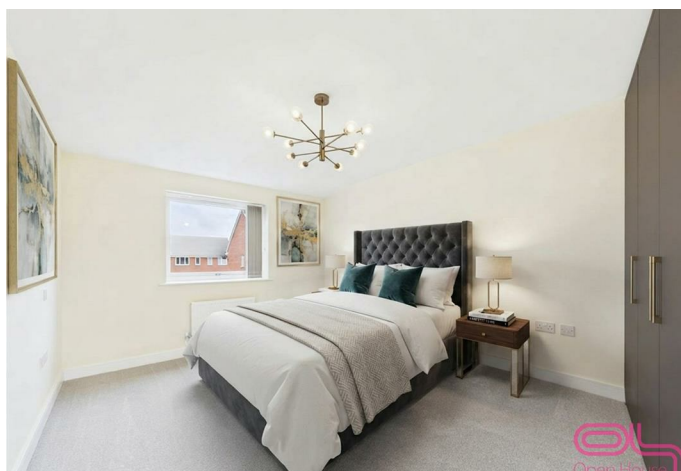
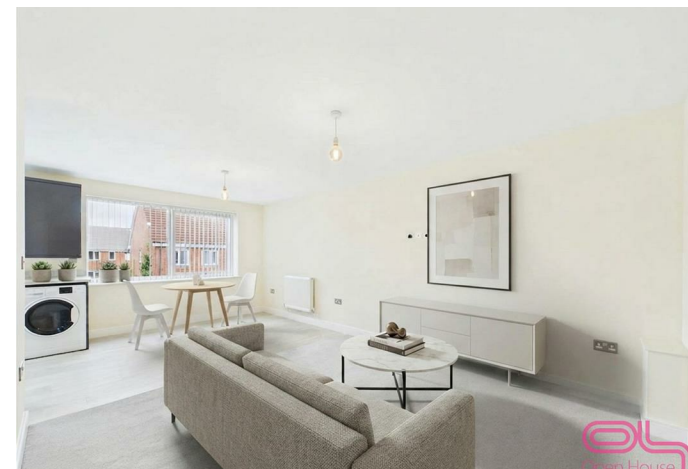
The building itself is approached through a secure and well-maintained communal entrance with individual post boxes and a bright contemporary stairwell. Outside, the development benefits from allocated off-street parking together with visitor parking and maintained communal surroundings.

With its convenient town centre location, modern presentation and no upward chain, the property should appeal particularly to first-time buyers, investors or anyone looking for a low-maintenance home close to local amenities.

Location

Drakelowe House is situated on Mayflower Drive, within convenient reach of Burton upon Trent town centre and its wide range of shops, supermarkets, cafés, restaurants and leisure facilities.

Burton railway station is also readily accessible,



providing services towards surrounding towns and cities, while the location offers convenient road links towards Derby, Lichfield, Birmingham and the wider Midlands. The nearby town centre, retail areas and everyday amenities make this a particularly practical location.

Communal Entrance

The building is entered through a secure communal entrance into a smart and well-maintained reception area with individual post boxes. A contemporary staircase with glass balustrading and stainless steel handrails leads to the upper floors.

Entrance Hallway

The apartment opens into a long central hallway providing access to the main accommodation. The hallway is finished with modern wood-effect flooring and includes useful built-in storage.

Open Plan Kitchen / Living Area

A particularly spacious open plan room providing clearly defined areas for cooking, dining and relaxing.

The living area benefits from a large window bringing in plenty of natural light, with ample space for both lounge and dining furniture. Newly fitted carpeting to the main seating area contrasts with the practical flooring around the kitchen and dining space.

The kitchen is fitted with a modern range of high-gloss grey wall and base units complemented by light work surfaces. Integrated appliances include an oven, gas hob and stainless steel extractor hood, together with a stainless steel sink positioned beneath the window. There is also provision for further appliances, with a washer dryer currently positioned beneath the work surface.

The open arrangement creates a sociable and versatile main living space that feels particularly generous for a one bedroom apartment.

Bedroom

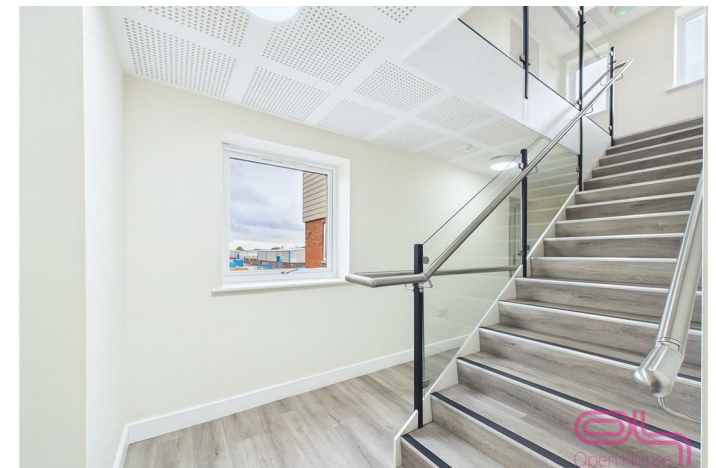
A well-proportioned double bedroom with plenty of space for a double bed and additional bedroom furniture. A window provides natural light, with a radiator positioned beneath, while the recently fitted neutral carpet and light décor continue the clean presentation found throughout the apartment.

Bathroom

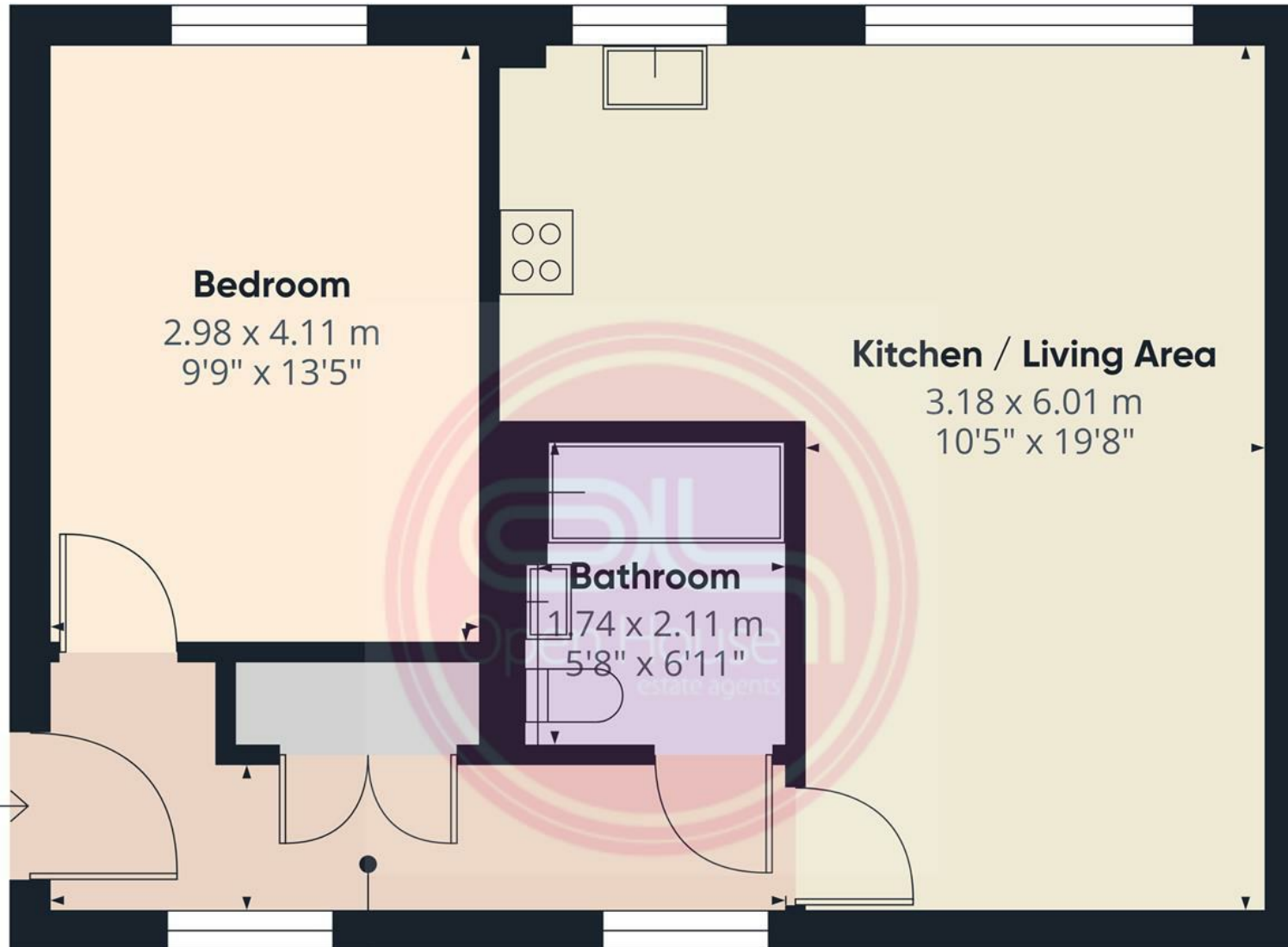
The contemporary bathroom is fitted with a modern white suite comprising a panelled bath with shower over and glazed shower screen, wash hand basin and WC. Neutral wall tiling, wood-effect flooring, recessed ceiling lighting and a chrome heated towel rail complete the modern finish.

Outside

Drakelowe House forms part of an established modern residential development with landscaped communal surroundings. The property benefits from allocated off-street parking, together with additional visitor parking within the development.







GLA⁽¹⁾

55.14 m²

593.54 ft²

(1) Finished, above grade

Ext. wall thickness assumed: 15.24
cm/6 in

Calculations reference the ANSI-Z765
standard. Measurements are
approximate and not to scale. This
floor plan is intended for illustration
only.

GIRAFFE360



ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(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	

LOCAL AUTHORITY
East Staffordshire

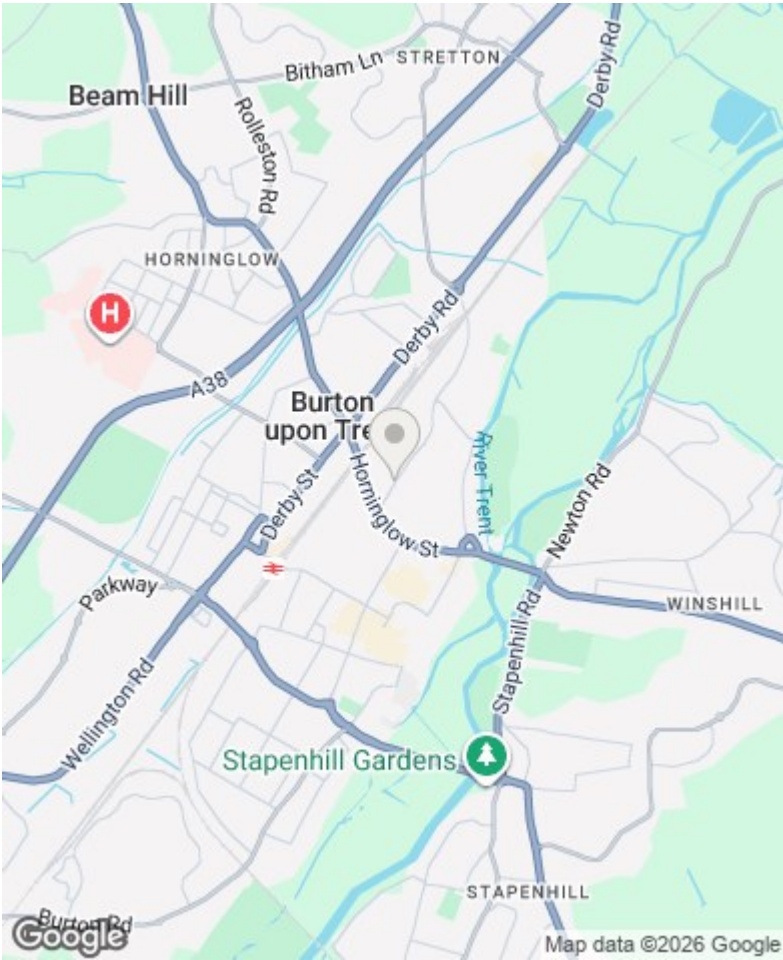
TENURE

COUNCIL TAX BAND
A

VIEWINGS
By prior appointment only

PROPERTY SUMMARY

- Secure Well-Maintained Communal Entrance
- Allocated Off-Street Parking
- Near Town Centre Location
- Spacious Open Plan Kitchen / Living Area
- Generous Double Bedroom
- Modern Fitted Kitchen
- Contemporary Bathroom
- Recently Redecorated With New Carpets



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