

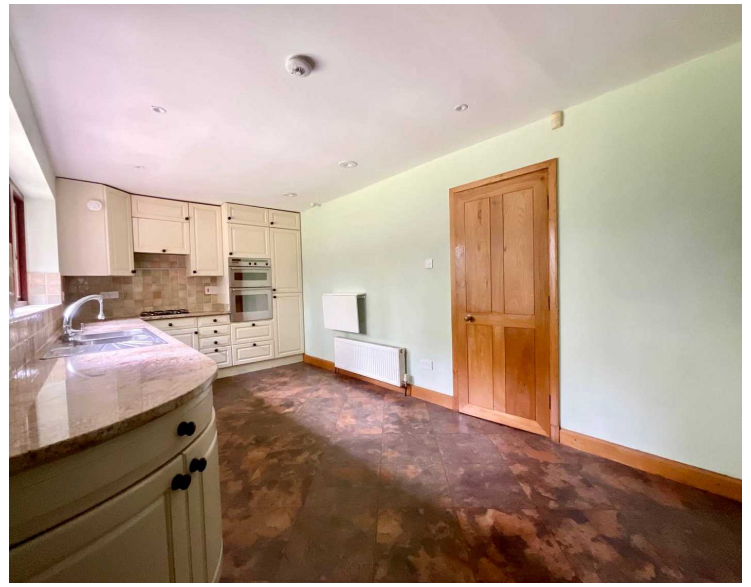
## 1 Rowley Bank Gardens, Stafford

£535,000 Freehold



With a spacious Lounge, Dining Room, Garden/Sitting Room, and a versatile Breakfast Kitchen, this home offers adaptable spaces perfect for families and couples alike. • Boasting a luxurious Master Suite, two additional bedrooms, a Utility room, and a guest WC, ensuring ample space for all your needs. • Within private wraparound gardens, this property provides manicured lawns, patios, and vibrant plantings, creating a perfect escape. • Conveniently close to Stafford Town Centre, Railway Station, and excellent schools, this bungalow offers easy access to amenities and commuter links while maintaining its peaceful seclusion. • The generous private driveway and spacious Double Garage provide excellent parking options and ample storage, accommodating multiple vehicles and ensuring convenience.





Race to Rowley Park Gardens – Invitation by James Du Pavey Only and you are invited! Welcome to the exclusive Rowley Park Gardens, where this isn't just any bungalow—it's a prestigious race to own a home like no other. Positioned on a grand plot, this exceptional bungalow stands out with its handcrafted English Elm joinery, ready to tick off every item on your 'Must Have' list. Feel your heart race as you step into a world of adaptable and spacious living, perfect for a growing family or couples seeking ample room for their hobbies. Tucked within private wraparound gardens, this home offers a tranquil retreat, yet it's just a short sprint away from Stafford Town Centre and Railway Station. The expansive Garden/Sitting Room offers panoramic views of the lush garden, mirrored by the extended Master Bedroom suite that promises comfort and luxury. Additional living spaces include a Lounge, Dining Room, and a versatile Breakfast Kitchen with ample room for dining. Practicality meets elegance with a Utility room and a guest WC. For restful nights, the home provides a Master Suite and two additional bedrooms, along with a well-appointed Family Bathroom. Outside, the generous gardens are a visual delight, featuring manicured lawns, patios, and vibrant plantings, with ample room to have your own garden annex. The generous private driveway leads to a spacious Double Garage, ensuring plenty of parking, and this bungalow benefits from having separate rear access of Rowley Grove at the rear. Conveniently close to local amenities, commuter links, and excellent schools, this bungalow at Rowley Park Gardens offers it all—Private, Spacious, Desirable, and No Chain. It's a prestige property waiting for the right owner to take the victory lap with James Du Pavey! Embrace the race to Rowley Park Gardens and claim your invitation, call us now to arrange a viewing.



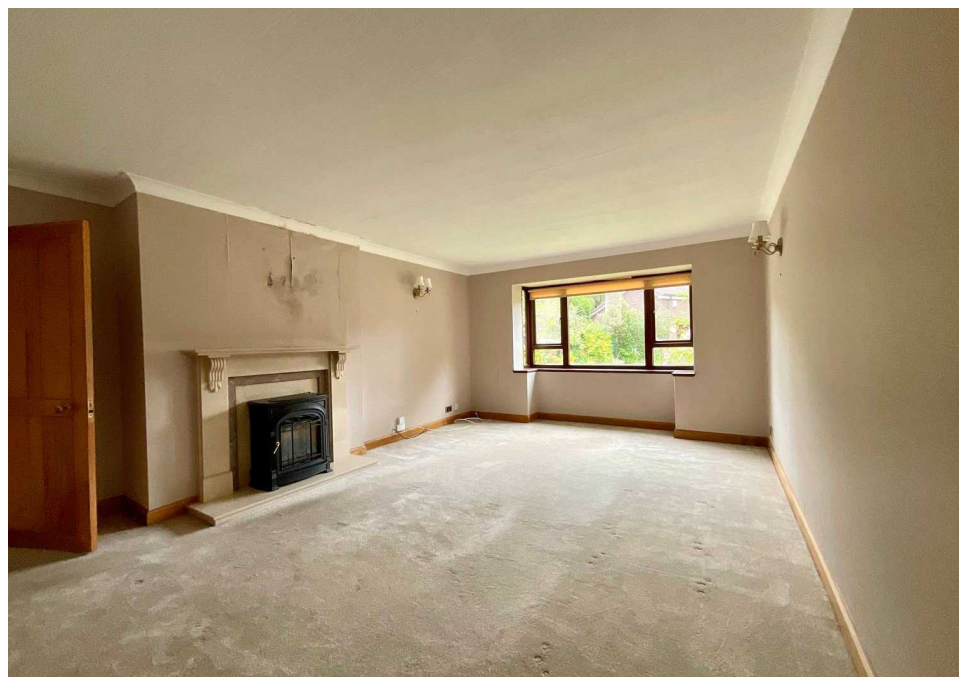
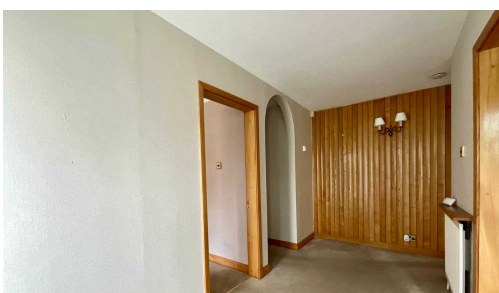


Exquisite bungalow in Rowley Park Gardens with adaptable living spaces, private gardens, and proximity to Stafford Town Centre. 3 bedrooms, panoramic Garden/Sitting Room, double garage. Prestigious and desirable property with no chain, awaiting a new owner. Contact James Du Pavey for a viewing. Council Tax band: F

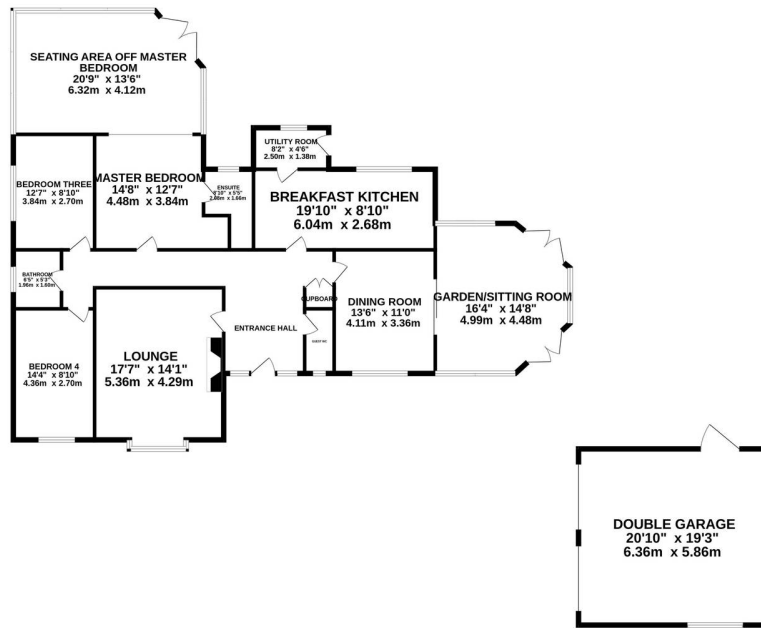
Tenure: Freehold

EPC Energy Efficiency Rating: C

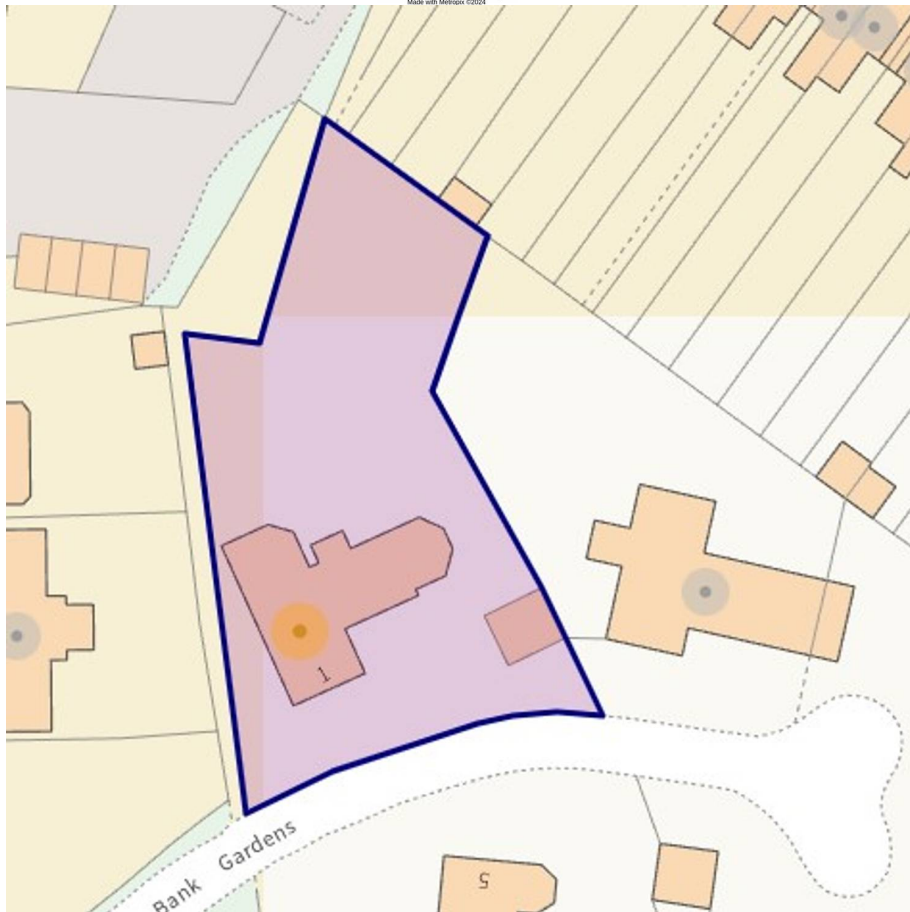
EPC Environmental Impact Rating: D



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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