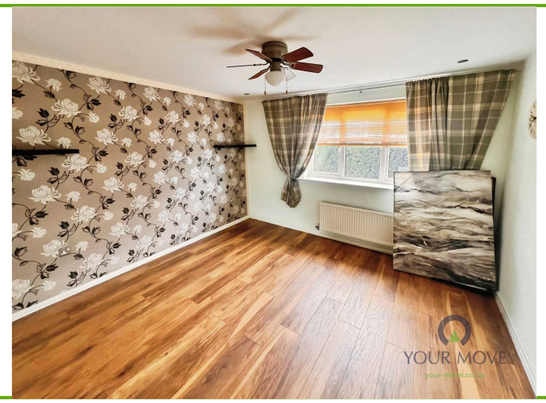
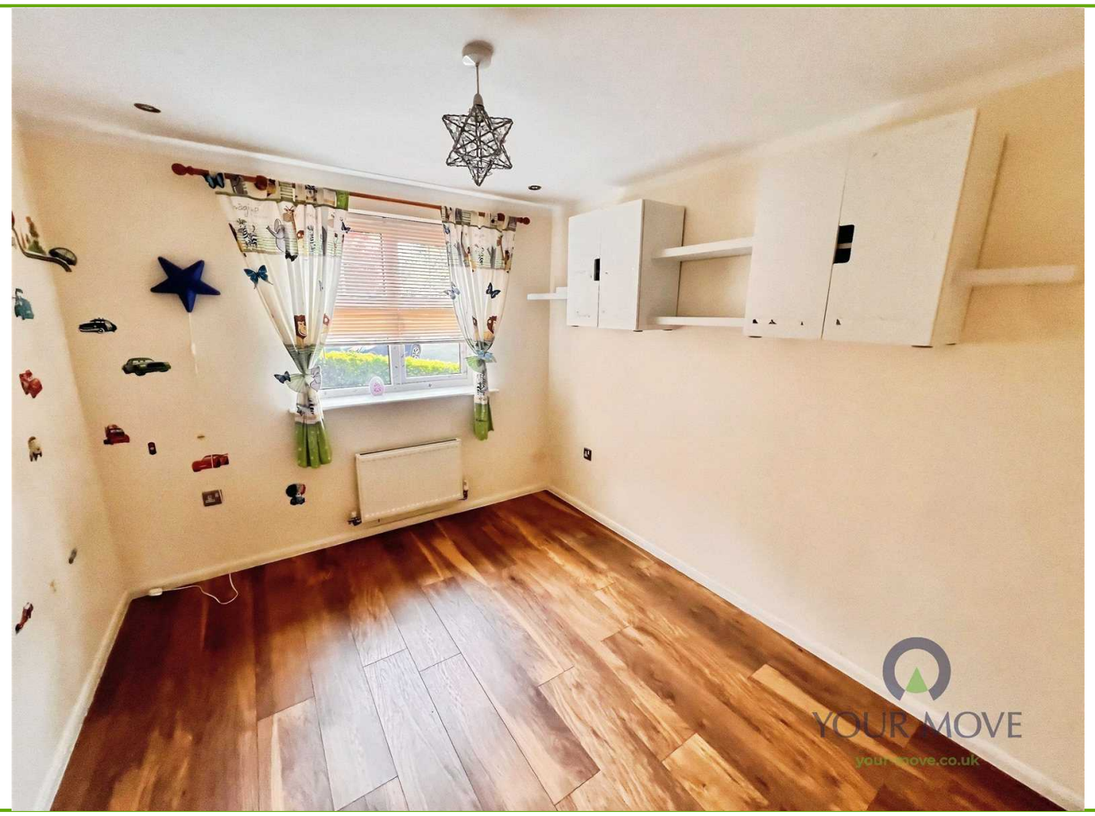












Black Eagle Court, Burton-on-Trent, Staffordshire, DE14

**Asking Price: £100,000**

**Tenure: Leasehold**

YOUR MOVE

your-move.co.uk



The Property Ombudsman

# Black Eagle Court, Burton-on-Trent, Staffordshire, DE14

**Asking Price: £100,000 Tenure: Leasehold**

Council Tax Band: A
EPC Rating: B
Local Authority: East Staffordshire Borough Council

Other important information which you will need to know about this property can be found at your-move.co.uk

A well-presented 2-bedroom flat in Burton-on-Trent, ideal for investors or a small household, offering an open-plan living/dining area with separate kitchen and bathroom, convenient access to town-centre amenities, riverside walks and transport links to Birmingham and Derby, plus an EPC rating B and Council Tax Band A.

**Description**
For sale: a 2-bedroom flat in Burton-on-Trent, offered in good condition and ideal for investors. The property features an open-plan reception room, creating a practical living and dining space, served by a single kitchen and one bathroom. There is one double bedroom and one single bedroom, making it suitable for a couple, small family, or as a rental investment.
Located within easy reach of local amenities, residents can enjoy Burton town centre's shops, supermarkets, cafés and restaurants, as well as nearby riverside walks along the Trent. Local schools and everyday conveniences are also accessible in the surrounding area.
Burton-on-Trent railway station provides direct services to Birmingham New Street and Derby, with journey times of around 25–30 minutes, making commuting straightforward. Bus links run regularly through the town, connecting surrounding neighbourhoods. The flat benefits from an EPC rating B and falls within Council Tax Band A.

**Entrance Hall**

**Lounge Diner**
19`3 x 14`3

**Kitchen**
13`0 x 9`5

**Bedroom One**
13`0 x 11`9

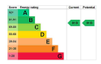
**Bedroom Two**
10`3 x 8`9

**Bathroom**

**Parking**

**Leasehold**

**Council Tax Band**
A East Staffs



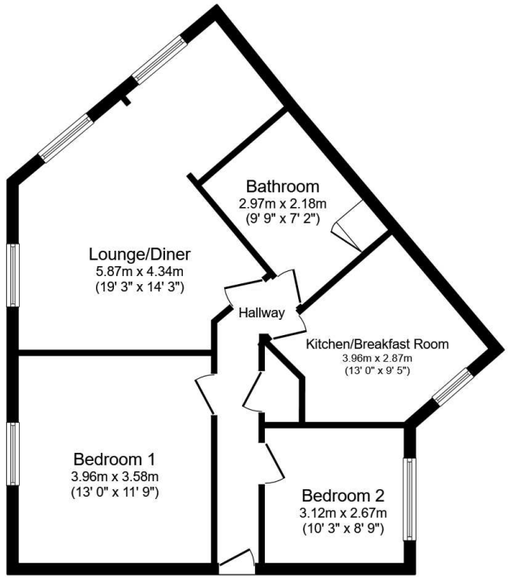
For full EPC please contact the branch.

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All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.




Total floor area: 63.7 sq.m. (685 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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