



## 10 Weaver Drive, Stafford

£250,000 Freehold



A spacious home which has been extended to the rear, boasting a spacious open-plan kitchen and dining area. • This is your opportunity to shape something truly yours—a blank canvas with no chain to hold you back. • A fantastic location, conveniently close to a wide range of amenities, reputable schools, bus routes, and major commuter links. Not to mention being within walking distance to Stafford Castle! • A roomy garden with a sunny decking spot—ideal for catching rays or throwing a celebration when you crack open the bubbly on moving day! Along with ample parking to the front... this home has it all! • With two spacious double bedrooms and a comfortable single, this home offers plenty of room—perfect for first-time buyers or a growing family. The main bedroom comes with built-in storage.



Welcome to Weaver Drive – where charm, history, and home collide! Get ready to fall head over heels for this delightful 3-bedroom semi-detached gem nestled in one of the most convenient and sought-after spots around. From reputable schools to speedy bus routes and the all-important commuter links, everything you need is just a stone's throw away. Step inside and prepare to be wowed by the generous living space, including a quirky little secret under the stairs. That dark wood? It's no ordinary timber. It's a piece of Staffordshire history, lovingly reclaimed from the grand boardroom table of Stafford Shirehall. Imagine the stories that wood could tell! Flowing seamlessly from the living room, the spacious open-plan kitchen and dining area beckon you to whip up feasts or just hang out with friends. There's also a handy downstairs loo, tons of storage, and an integral garage ready for your imagination. Dreaming of a fourth bedroom or a cosy den? The garage is just waiting for your creative touch. Step out from the dining room into your very own slice of paradise, the garden. Perfect for summer BBQs, celebratory bubbles, or just soaking up the evening glow. A rear gate offers quick access to bus routes or a cheeky pint at the local pub, convenience and community, all wrapped up in one. To the front of the property, ample parking is available. Upstairs, two comfy double bedrooms (with built-in storage to keep things tidy) and a charming single room await. Whether it's for family, guests, or your home office, there's space for everyone. The family bathroom features a spacious bathtub along one wall, fitted with a shower-head mounted above for quick showers making it suitable for both relaxing baths and efficient showers for the whole family. So, are you ready to weave your story into the fabric of Weaver Drive? This home's got the charm, the space, and the location, with the added bonus of no chain – now it just needs you.



Charming 3-bed semi-detached home with historical wood features, ample living space along with ample parking to the front & an integral garage. In a sought-after location near schools and transport links. Ready to weave your story? Offered with no upward chain.

Council Tax band: C

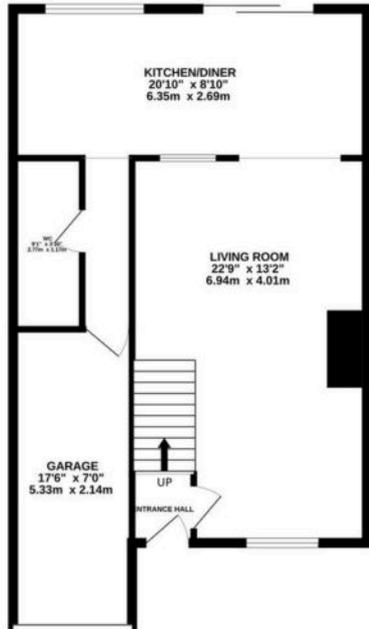
Tenure: Freehold

EPC Energy Efficiency Rating: D

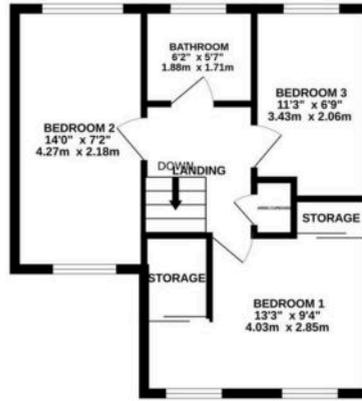
EPC Environmental Impact Rating: D



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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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