



Bentley Way

Coton Green, Tamworth, Staffordshire, B79 8LJ

Offers In Excess Of £250,000

Property Features

- Superb Semi-Detached Property On An Envious Plot
- Entrance Porch & Through Hallway
- Open Lounge / Dining Area
- Fitted Kitchen
- Three Bedrooms
- Family Bathroom
- First Floor W/C
- Large Rear Garden & Fore Garden
- Garage & Driveway
- Freehold

Full Description

Taylor Cole Estate Agents are thrilled to present this wonderful three bedroom semi-detached property, located in this sought-after area of 'Coton Green'. Internally the property boasts an entrance porch, through hallway, open aspect lounge / dining area, fitted kitchen, three bedrooms, family bathroom, first floor W/C, whilst externally you have a spacious rear garden, useful garage and driveway, all situated on an enviable plot. This charming property is also being sold with the added benefit of no onward chain.

LOUNGE/DINER

24' 03" x 11' 10" (7.39m x 3.61m)

FITTED KITCHEN

7' 10" x 9' 11" (2.39m x 3.02m)

BEDROOM ONE

11' 06" x 11' 00" (3.51m x 3.35m)

BEDROOM TWO

12' 06" x 9' 07" (3.81m x 2.92m)

BEDROOM THREE

6' 11" x 8' 00" (2.11m x 2.44m)

BATHROOM

5' 00" x 5' 05" (1.52m x 1.65m)

FIRST FLOOR W/C

5' 06" x 2' 11" (1.68m x 0.89m)

REAR GARDEN

GARAGE



VIEWINGS

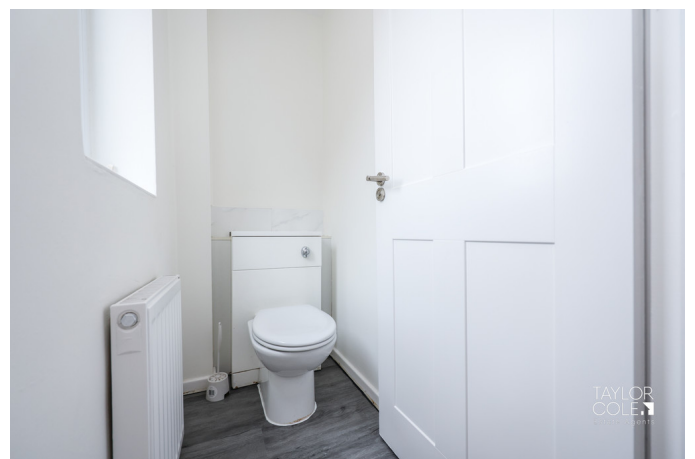
By prior appointment with Taylor Cole Estate Agents on the contact number provided.

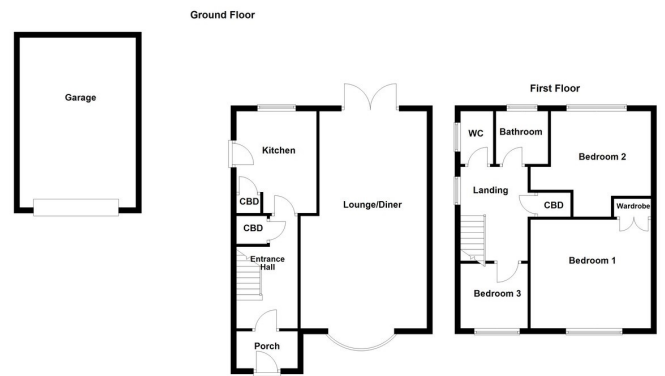
ANTI MONEY LAUNDERING

In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

TENURE

We have been advised that this property is freehold, however, prospective buyers are advised to verify the position with their solicitor / legal representative.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements