



Lothersdale

Wilnecote, Tamworth, B77 4HU

£169,950

Property Features

- Well Presented End Terraced Property
- Two Superb Double Bedrooms
- Nestled In a Scheduled Position
- Shower Room, Separate WC
- Reception Hallway
- Ideal Garden Space For Entertaining
- Family Lounge
- Communal and Off-road Parking
- Breakfast Kitchen
- Internal Viewing Recommended

Full Description

Nestled in a secluded position and conveniently located near local schools, shopping amenities, and commuter links, this charming end terraced home is a hidden gem. The property boasts ample communal and on-road parking, with a quaint tree-lined front approach that ensures privacy and provides access to the secure front entrance door.

GROUND FLOOR

Upon entering, you are welcomed by a spacious reception hall featuring quality tiled flooring. The hall includes stairs leading to the first-floor landing and a large built-in cupboard, offering potential for conversion into a guest cloakroom. The generous family lounge provides superb reception space, accommodating an array of freestanding furnishings, with sliding doors that open directly onto the garden, perfect for an indoor-outdoor lifestyle. Adjacent to the lounge, a delightful breakfast kitchen adorned with a matching range of base units and drawers offers ample space to host dining furniture.

RECEPTION HALLWAY

LOUNGE

14' 4" x 10' 4" (4.38m x 3.16m)

BREAKFAST KITCHEN

11' 1" x 12' 8" (3.40m x 3.87m)



FIRST FLOOR

Upstairs, a spacious landing with additional storage in two built-in cupboards leads to two superb double bedrooms. These rooms provide wonderful retreats, comfortably accommodating double beds and additional furnishings, both enjoying views over the attractive rear garden. A modern shower room enhances the appeal, featuring a quality tiled surround, walk-in shower enclosure, and matching vanity sink unit.

MASTER BEDROOM

12' 6" x 11' 3" (3.83m x 3.45m)

BEDROOM 2

10' 9" x 11' 3" (3.28m x 3.45m)

SHOWER ROOM

6' 0" x 5' 4" (1.84m x 1.65m)

SEPERATE WC

3' 0" x 4' 11" (0.92m x 1.52m)

EXTERNAL

The property's exterior is equally impressive, with a mature and delightful approach. A range of mature shrubbery adorns the borders, while a verdant lawn and well-kept patio offer wonderful entertainment space. This outdoor area is ideal for hosting a wealth of external seating and dining furniture, making it perfect for social gatherings and relaxation.



ANTI MONEY LAUNDERING

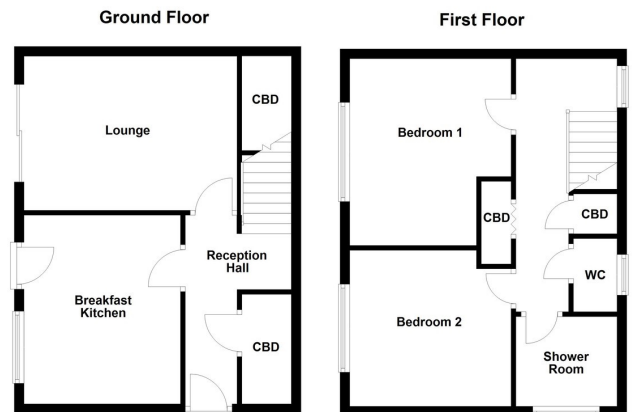
In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

TENURE

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

VIEWING

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



%epcGraph_c_1_339%

8 Victoria Road
Tamworth
Staffordshire
B79 7HL

www.taylorcole.co.uk
sales@taylorcole.co.uk
01827 311412

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