

Lyon Drive

Wilnecote, Tamworth, Staffordshire, B77 2TJ

£279,950

Property Features

- Deceptively Spacious Semi-Detached Family Home
- Sought After Residential Location
- Spacious Entrance Hall, Guest Cloakroom
- Stunning Family Lounge
- Breath Taking Kitchen/Diner
- Master Bedroom with En-Suite
- Two Further Bedrooms
- Impressive Family Bathroom
- Meticulously Landscaped Rear Garden
- Two Allocated Parking Spaces

Full Description

This exceptionally well-presented and deceptively spacious semi-detached family home is discreetly nestled within a prime position in a highly sought-after residential development, offering an ideal blend of tranquillity and modern convenience. With excellent access to esteemed local schools and a variety of shopping amenities, this home provides an unmatched lifestyle opportunity.

GROUND FLOOR

Upon entering, you're welcomed by a bright and spacious entrance hall leading into a stunning family lounge, generously sized and featuring a bespoke media wall framed by elegant downlighters that create a timeless ambiance.

To the rear, a breath-taking kitchen/diner impresses with an array of modern base units, sleek countertops, and French doors that open to blend indoor and outdoor living seamlessly. A guest cloakroom completes the ground floor, offering convenience and style.

ENTRANCE HALL

FAMILY LOUNGE

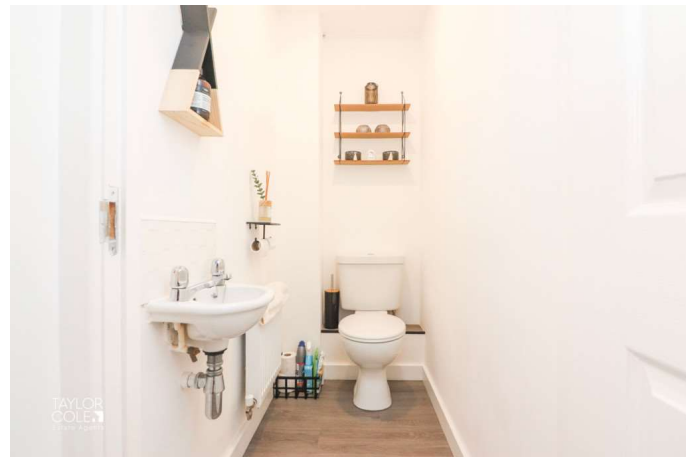
14' 7" x 11' 11" (4.47m x 3.65m)

STUNNING KITCHEN/DINER

15' 1" x 11' 8" (4.61m x 3.57m)

GUEST CLOAKROOM

5' 5" x 3' 1" (1.66m x 0.94m)



FIRST FLOOR

Upstairs, three beautifully appointed bedrooms provide stylish accommodation. The primary bedroom includes mirrored fitted wardrobes and a chic en suite bathroom. The main family bathroom is equally impressive, boasting a luxurious three-piece suite with contemporary tiled surrounds.

BEDROOM ONE

9' 8" x 8' 8" (2.96m x 2.65m)

EN SUITE

8' 7" x 3' 8" (2.64m x 1.12m)

BEDROOM TWO

10' 10" x 8' 7" (3.31m x 2.64m)

BEDROOM THREE

7' 6" x 6' 3" (2.29m x 1.91m)

BATHROOM

6' 3" x 6' 2" (1.91m x 1.88m)

OUTSIDE

THE REAR

Outside, the rear garden is meticulously landscaped, featuring a harmonious mix of patios, lush lawns, and secure timber fencing. This private oasis is perfect for relaxation and outdoor entertaining, offering a versatile space for family enjoyment in all seasons.



ANTI MONEY LAUNDERING

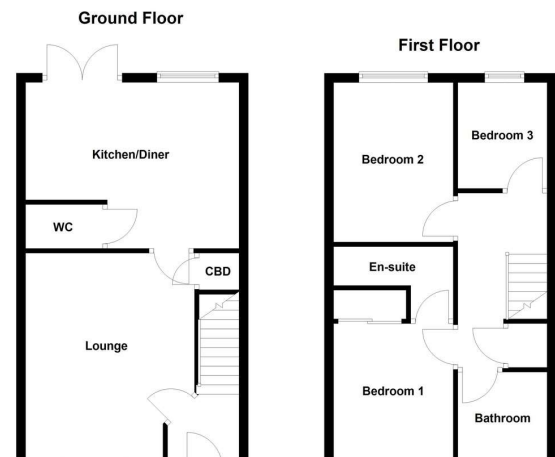
In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

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.



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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 and 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.