



Lowforce, Wilnecote, Tamworth





## Property Description

We are pleased to offer for sale this extended three bedroom family home set in a popular location and being offered for sale with no onward chain. Comprising of, reception hallway, lounge, dining room, kitchen, first floor landing with open office/study space, three good sized bedrooms and family bathroom, Outside there is a driveway and garden area to the front and storage area with enclosed rear garden.

## Entrance Hallway

Door to front elevation and door to:

## Lounge

Double glazed window to front elevation, central heating radiator, brick fire surround, stairs to first floor accommodation and door to dining room.

## Dining Room

Double glazed double opening French doors to rear elevation and central heating radiator.

## Kitchen

Double glazed window and door to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, oven and hob with extractor fan, space for appliances and central heating boiler housed.



## Landing

With an open office/Study space having a double glazed window to rear elevation, central heating radiator, loft access via hatch and storage cupboard.

## Bedroom One

Double glazed window to rear elevation and central heating radiator.

## Bedroom Two

Double glazed window to front elevation and central heating radiator.

## Bedroom Three

Double glazed window to front elevation and central heating radiator.

## Bathroom

Double glazed obscure window to rear elevation, paneled bath with shower over and glass screen, W.C, wash hand basin, tiling to splash prone areas.

## Front Garden

Lawned area, driveway providing off road parking and storage area,

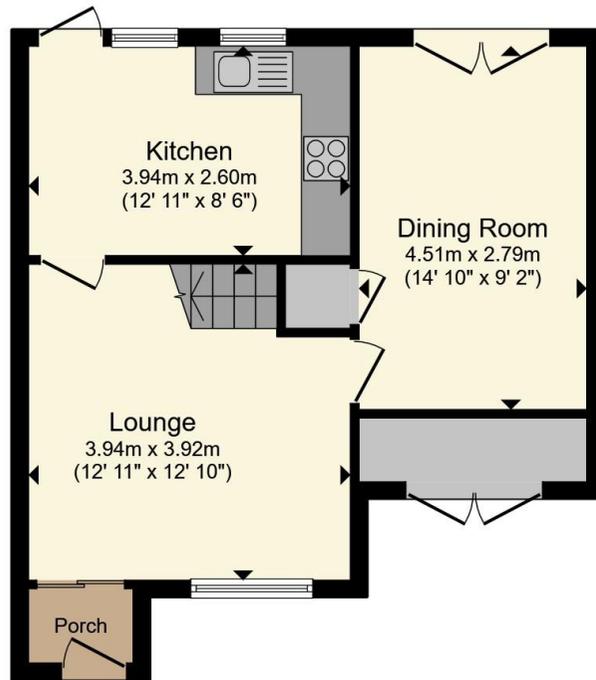
## Rear Garden

Patio area, laid to lawn, mature shrubs and plants and fencing to all boundaries.

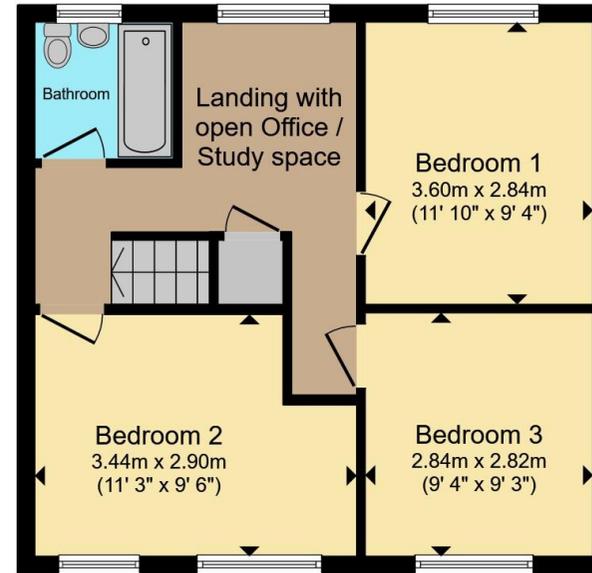








**Ground Floor**



**First Floor**

Total floor area 88.2 m<sup>2</sup> (950 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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](http://www.propertybox.io)



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EPC Rating: D Council Tax  
 Band: B

Tenure: Freehold

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Property Ref: TAM207489 - 0004