

Price £195,000

Jayman
www.jayman.co.uk

Estate Agents



Jayman
FOR SALE
01543 416567

Deykin Road
Lichfield, Staffordshire, WS13 6PS

← PRIVATE ROAD
LEADING TO
REAR OF HARLESTON HOUSE, EATON HOUSE
& KEMBERTON HOUSE
AND ALLINGTON AVENUE
NOS 34 - 30, 9 & REAR OF NOS 27

Deykin Road, Lichfield, Staffordshire WS13 6PS

Jayman are delighted to offer for sale this spacious two bedroom first floor apartment perfectly located on the Darwin Park Estate within walking distance of the cathedral City of Lichfield. Darwin Estate is a popular estate within Lichfield that benefits from having Waitrose supermarket and the Inkwell Pub.

The property is leasehold although the buyer will also benefit from a share in the management company which owns the freehold.

Entrance Porch

Approached from Communal Hallway and having light point, electric wall heater and cupboard with hot water cylinder. Upvc double glazed window to front aspect.

Hallway

Having light point and doors leading to all accommodation.

Lounge/ Dining Room 13'7 x 20'3 (4.14m x 6.17m)

Having two ceiling light points, two wall heaters and double glazed windows to side aspects. Arch to Kitchen.

Kitchen 11'7 x 8'4 (3.53m x 2.54m)

Having a range of wall and base mounted units with

work surfaces over, incorporating stainless steel sink with drainer and tiled splashback. Electric oven with hob and extractor hood over, space with plumbing for washing machine and further appliance space. Ceiling striplight, wall heater and upvc double glazed window to side aspect.

Bedroom One 13'2 x 9'7 (4.01m x 2.92m)

Having built in wardrobes, ceiling light, electric heater and upvc double glazed window to side aspect.

Bedroom Two 13'0 x 6'11 (3.96m x 2.11m)

Having ceiling light point, fitted wardrobes, electric wall heater and upvc double glazed window to side aspect.

Bathroom

Comprising panelled bath with shower over, pedestal hand wash basin and low level w.c. Light point, wall heater, extractor fan and heated towel rail.

Outside

The property has an allocated parking space with visitors spaces available.

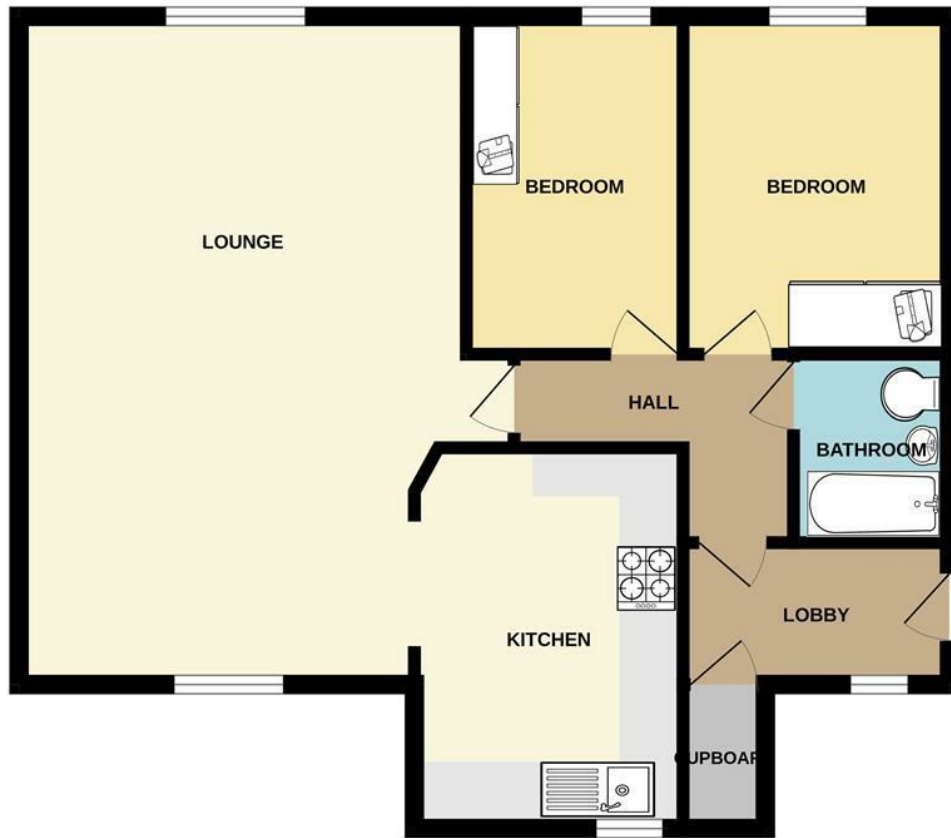
Leasehold

Leasehold date from 5th December 2005 term 125 years. There is no ground rent for this property. Service charge to be confirmed.



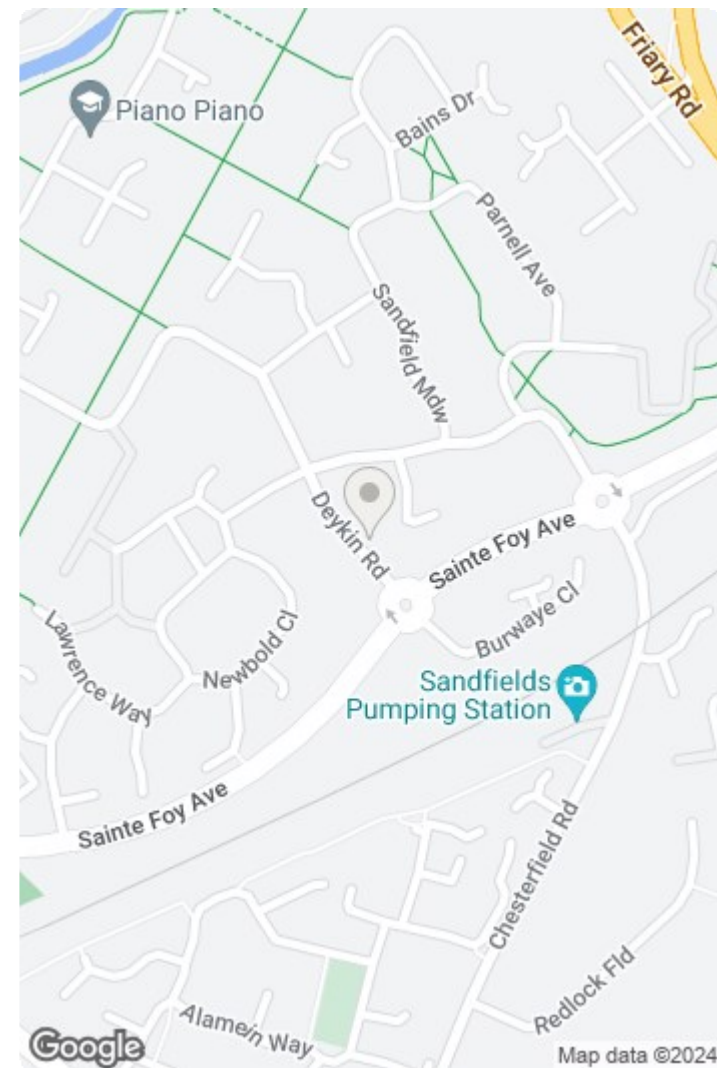
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GROUND FLOOR



FIRST FLOOR APARTMENT

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Target	Current	Target
76	79	70	72

We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We would strongly recommend that all information, which we provide, about the property is verified by yourself or your advisers.

