

Asking Price £279,500

Jayman
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Estate Agents



Ash Grove

Lichfield, Staffordshire, WS13 6ET

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Jayman offer for sale this ideally located extended three bedroom semi detached home on Ash Grove, Lichfield. With spacious lounge, dining room, extended kitchen, utility, guest wc, garage, three bedrooms, bathroom, rear garden and front driveway. For sale with no upward chain.

Porch

With door leading to

Lounge 15'5" x 13'5" (4.72 x 4.11)

Spacious lounge with large window to fore, stairs to first floor and open leading to Dining Room.

Dining Room 9'3" x 8'8" (2.83 x 2.66)

With space for table and chairs and door leading to Kitchen.

Kitchen 12'7" x 16'6" (max) (3.84 x 5.05 (max))

Extended kitchen with a range of storage cupboards, space for cooker, integral dishwasher, space for other appliances, area for table and chairs, door to rear garden and door to Utility.

Utility

With space and plumbing for appliances.

Downstairs shower room

Guest WC with wash hand basin.

Garage

Single garage

First floor

Landing with doors leading to

Bedroom 1 9'3" x 12'4" (2.82 x 3.78)

Double bedroom with built in wardrobes and window to fore.

Bedroom 2 9'3" x 11'5" (2.84 x 3.48)

Double bedroom with window to rear.

Bedroom 3 8'0" x 6'1" (2.44 x 1.86)

Single bedroom with window to fore.

Bathroom

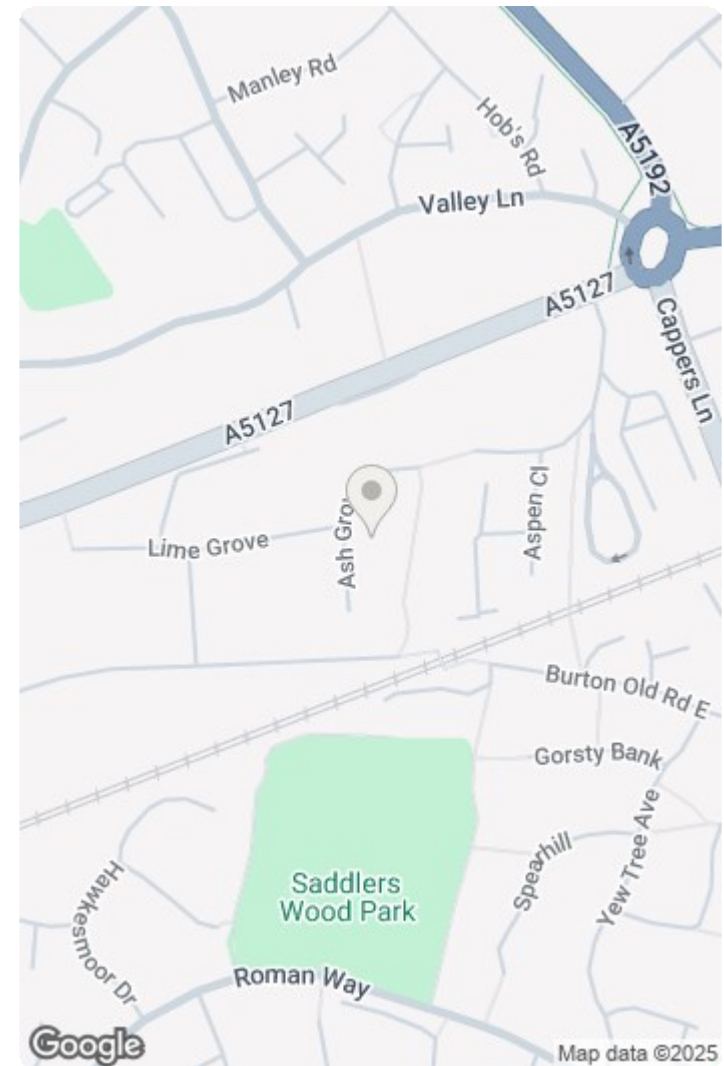
With suite comprising of corner shower, wash hand basin and wc and bath.

Outside

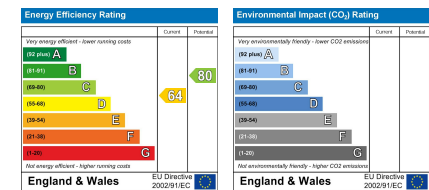
To fore is a driveway which leads to the garage. To the rear is a garden with both paved and lawned areas.



REQUIRE A MORTGAGE? Our independent advisor can compare "whole of market" to help find the best mortgage to suit your circumstances. Please call 01543 416 567 for a free mortgage quote including some deals only available through our network. **LEGAL CONVEYANCING** Jayman Conveyancing provides fast efficient low cost legal work with a no sale-no fee guarantee. Call 01543 416 567. **AGENTS DESCRIPTIONS** These details imply the opinion of the agent at the time these details were prepared and are subjective. It may be that the purchaser's opinion differs. **VIEWING ARRANGEMENTS** By appointment only with Jayman on 01543 416 567 **COUNCIL TAX** Please refer to www.voa.gov.uk for this information. **DESCRIPTIONS AND MEASUREMENTS** All measurements are approximate and some may be maximum on irregular walls. The plan shows the approximate layout of the rooms to show the inter relationship of relationship of one room to another but is not necessarily to scale. **CONSENTS** We have not had sight of any relevant building regulations, guarantees or planning consents and all relevant documentation pertaining to this property should be checked by your legal advisor before exchanging contracts.



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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