



Lawnswood Avenue,
Burntwood, WS7 4YD

Offers in the Region Of £310,000

Offers in the Region Of £310,000



Introducing Lawnswood Avenue, a wonderful family home in a much sought after location in Burntwood.

Internally this fabulous property boasts a welcoming entrance hall, spacious family living room, additional dining space, modern kitchen finished to a high specification with integral appliances and completing the ground floor is the guest W/C.

Stairs lead to the first floor where you will find four well proportioned bedrooms and a recently refitted family bathroom.

Outside is a fantastic mature rear garden with patio and lawned area, and to the fore is a multi vehicle driveway, charming fore garden and separate garage space.

Nearby amenities include a handful of local shops, easily accessible transport links, Chasewater Nature Reserve and lastly Erasmus Darwin Academy, a superbly rated high school.

CALL NOW TO VIEW!!!







Property Specification

HIGHLY SOUGHT AFTER LOCATION
FOUR BEDROOMS
IMMACULATELY PRESENTED THROUGHOUT
SPACIOUS LIVING ROOM
MODERN KITCHEN & BATHROOM

Hallway

W/C

Living Room 15' 8" x 12' 9" (4.78m x 3.89m)

Dining Room 12' 5" x 9' 3" (3.78m x 2.82m)

Kitchen 11' 7" x 9' 9" (3.53m x 2.97m)

Landing

Bedroom One 13' 0" x 8' 4" (3.96m x 2.54m)

Bedroom Two 10' 2" x 9' 2" (3.10m x 2.79m)

Bedroom Three 8' 4" x 8' 2" (2.54m x 2.49m)

Bedroom Four 7' 4" x 6' 9" (2.24m x 2.06m)

Shower Room 7' 9" x 6' 9" (2.36m x 2.06m)

Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market:

Viewer's Note:

Services connected: \gas, Electric, Water, Drainage
Council tax band: C
Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

**New
Instruction
Awaiting
E.P.C.**

Map Location

