



187 Meadow Way, Tamworth, B79 0DZ

£220,000

This modern end terrace home situated in a popular location briefly comprises hallway, lounge, fitted kitchen/diner, downstairs w/c, two bedrooms and bathroom. There are two allocated parking spaces to the front and an enclosed rear garden. The property benefits from double glazing and central heating both where specified. This is an ideal first time buyer home with NO CHAIN. Call Now To View !

Approach

Parking space to front.



Hallway

Double glazed door to front, radiator and ceiling light point.

Lounge

13'9" x 11'10" (4.21 x 3.63)

Double glazed French doors leading to rear garden, stairs to first floor accommodation, radiator and ceiling light point.



Fitted Kitchen

Having matching wall, base and drawer units, 1 1/2 stainless steel sink unit with drainer and mixer tap, electric oven, gas hob and cooker hood over, integrated fridge/freezer, space for white goods, double glazed window to front and ceiling light point.



Downstairs W/C

Low level w/c, wash hand basin, radiator and ceiling light point.



Landing

Loft access and ceiling light point.

Bedroom One

9'10" x 10'11" (3'63 x 3'35)

Double glazed window to rear, radiator and ceiling light point.



Bedroom Two

11'5" x 6'0" (3.49 x 1.85)

Double glazed windows to front, radiator and ceiling light point.



Bathroom

Double glazed window to front, panelled bath with shower over, low level w/c, wash hand basin, radiator and ceiling light point.

Rear Garden

Mainly laid to lawn, pathway, gated access to rear and enclosed to neighbouring boundaries.



Further Information

We endeavour to make our sales particulars accurate and reliable, however they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by Chambers Estate & Letting Agents and we make no guarantee as to their operating ability or efficiency. All measurements have been taken as a guide only to prospective buyers and may not be correct. Potential buyers are advised to re-check measurements and test any appliances. A buyer should ensure that a legal representative confirms all the matters

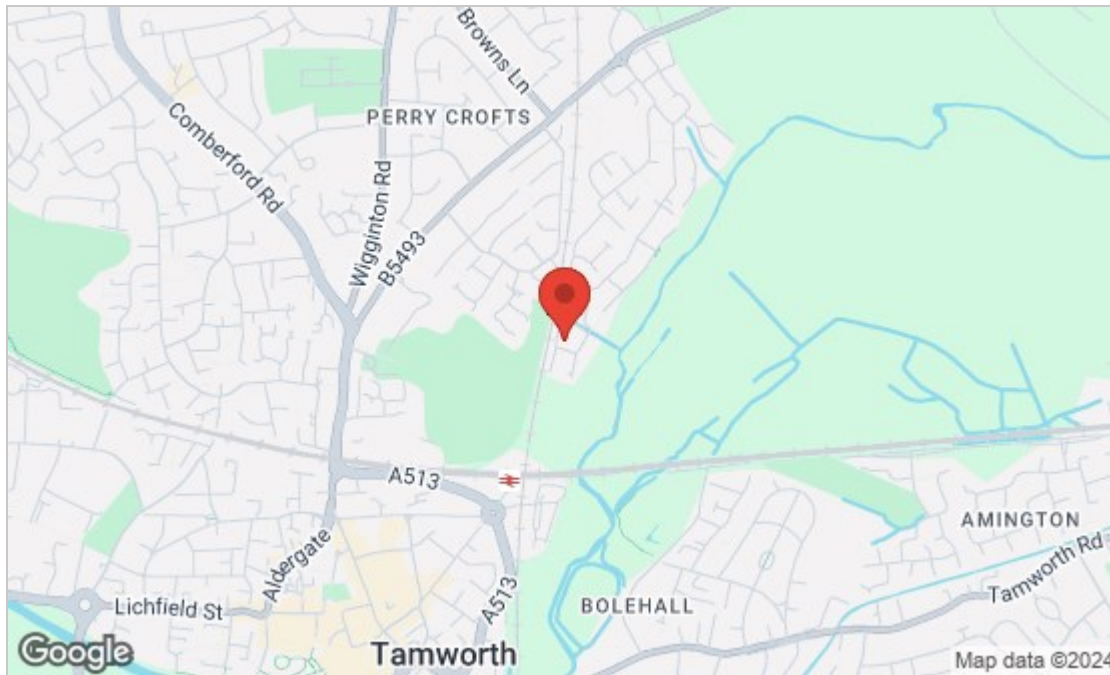
relating to this title including boundaries and any other important matters.

Please note there is a maintenance charge of £193.68 per annum

Money Laundering Regulations: intending purchasers will be required to provide proof of identification at offer stage, a sale cannot be agreed without this.

Council Tax Band - B

EPC Rating -B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			97
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.