



£290,000

2 Bedroom Semi-Detached House for sale
14 Lister Avenue, Streethay, Lichfield





Overview

VIRTUAL TOUR AVAILABLE - Welcome to this lovely two-bedroom semi-detached home on Lister Avenue - the ideal place to start your next chapter. From the moment you pull up, the charming kerb appeal and handy side driveway make you feel right at home.



Key Features

- VIRTUAL TOUR
- Attractive two-bedroom semi-detached home
- Modern fitted kitchen to the front
- Spacious lounge-diner with French doors to the garden
- Two generously sized bedrooms
- Stylish family bathroom
- Side driveway providing ample off-road parking
- Larger-than-average garden
- Short walk to Lichfield Trent Valley station with links to Birmingham & London
- Perfect for first-time buyers or those looking to downsize





Welcome to this lovely two-bedroom semi-detached home on Lister Avenue - the ideal place to start your next chapter. From the moment you pull up, the charming kerb appeal and handy side driveway make you feel right at home.

Step inside and you'll find a bright entrance hallway with a convenient guest WC, leading through to a modern spacious kitchen at the front with integrated appliances including a fridge, freezer, oven and gas hob as well as space for a washing machine and dishwasher. To the rear is the cosy lounge-diner, a great space for relaxing or entertaining, with French doors that open straight out onto the garden.

Upstairs, you'll find two generously sized bedrooms, each filled with natural light, alongside a beautifully presented contemporary bathroom.

The outside space is just as impressive, with a wider-than-average garden that offers both a large lawn and a private patio area, ideal for relaxing or hosting family and friends.



Tucked away on the popular Streethay estate in Lichfield, this home is only a short distance from Lichfield Trent Valley station, with direct links to Birmingham and London – making it a fantastic choice for commuters, first-time buyers, or anyone looking to downsize without compromise.

If you're searching for your very first home, or simply a place that's ready to move straight into, this one ticks all the boxes. Come and see for yourself - call us today to book your viewing!

ADDITIONAL INFORMATION (Purchasers are advised to verify the details)

through their legal representative.)

Tenure: Freehold

Property Construction: Traditional.

Parking: Private driveway.

Electricity Supply: Mains connected.

Water Supply: Mains connected.

Sewerage: Mains drainage.

Heating: Gas central heating.

Tree Preservation: No.

Conservation Area: No.

Broadband: Full Fibre available (For confirmation of speed and availability, please refer to Ofcom's broadband checker.)

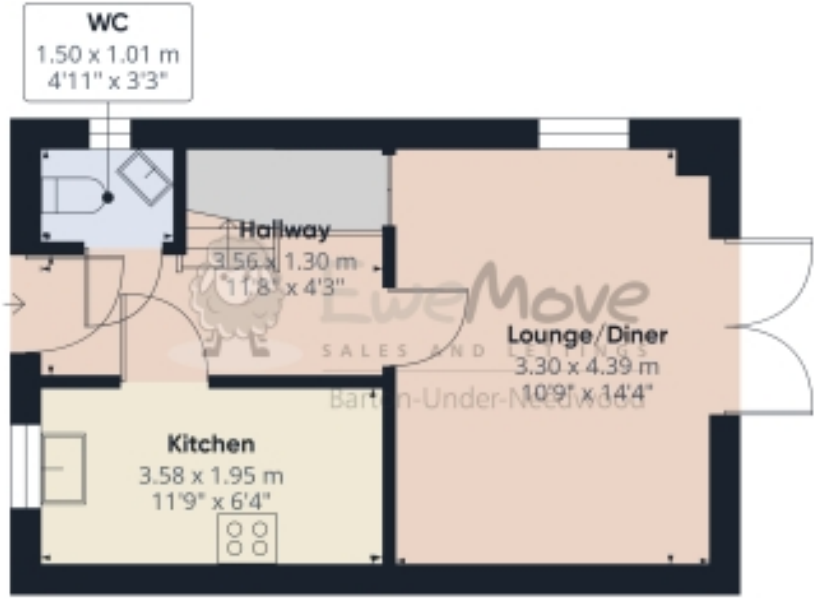
Mobile Signal Coverage: Good (Please check specific coverage through Ofcom's mobile checker.)

EPC rating: B.

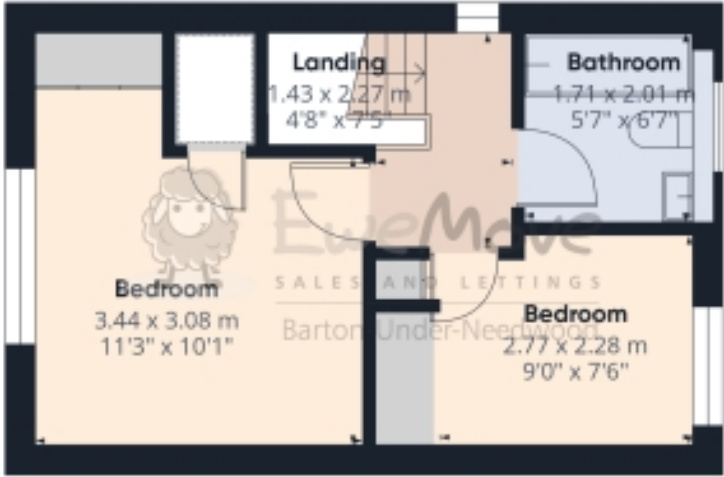
Council Tax rating: B.

We are required by law to comply fully with The Money Laundering Regulations Act 2017 and as such need to complete AML ID verification and proof / source of funds checks on all buyers and, where relevant, cash donors once an offer is accepted on a property. We use Movebutler to complete the necessary checks, this is not a credit check and therefore will have no effect on your credit history. A non-refundable compliance fee of £30.00 inc. VAT per buyer / donor will be required to be paid in advance when an offer is agreed and prior to a sales memorandum being issued.

Floorplans



Floor 0



Floor 1



Approximate total area[®]
55.9 m²
602 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GRAFFI360

Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	81 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Marketed by EweMove Barton-under-Needwood

01283 247076 (24/7)
barton@ewemove.com

