



ANDREW
DOWNING
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ESTATE AGENTS

Darnford Lane, Lichfield

£575,000

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A very rare opportunity to acquire a beautifully presented five bedroom home, occupying a set-back position within one of Lichfield's most coveted roads. This highly impressive detached property in Darnford Lane, Boley Park comes to the market with an extensive range of fabulous features, from the exceptionally maintained and generous plot, to the family friendly layout with ample living space, whilst even benefitting from being within the catchment for King Edwards VI secondary school.

Location wise, the property really does benefit from the best of both worlds, with the centre of Lichfield in one direction, offering a range of amenities including major supermarkets, both Lichfield train stations and various bars/restaurants, whilst in the opposite direction is scenic rural countryside, with Darnford Park comfortably within walking distance. The accommodation is set across two floors, with an entrance hall, separate living and dining rooms, a bright kitchen/diner, utility room and guest WC all to the ground floor, whilst the five good size bedrooms (Master with en-suite and built in furnishings) and tasteful bathroom occupy the first. Immaculately maintained, colourful gardens sit to both the front and rear and make up the property's exterior, with an integral garage offering excellent storage.

A viewing is imperative to appreciate the true extent of all that's on offer.





Ground Floor
Approx 81 sq m / 868 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

- Five Bedroom Substantial Detached Property
- One Of Lichfield's Most Coveted Roads
- Exceptional Living Space
- EPC Rating: TBC
- Beautifully Presented Throughout
- Fabulous Plot With Generous & Attractive Rear Garden
- Impressive Master Bedroom With Built In Furnishings & En-Suite
- Council Tax Band: E

