



Rogerson Road, Fradley, Lichfield

Offers In Region Of £320,000

3 2 2



An incredibly presented three double bedroom townhouse, boasting consistently impressive room sizes and sitting in the sought after village of Fradley.

Location-wise, Fradley is a rapidly flourishing and increasingly desirable area, with a wide range of amenities easily accessible, including gyms, eateries, scenic walks and the availability of a short drive or bus journey to Lichfield and other surrounding areas via the A38, whilst neighbouring fields are plentiful, offering scenic walks along the Coventry Canal.

The accommodation is set across three floors, with an inviting entrance hall, truly stunning kitchen/diner, flexible office/study and guest WC all to the ground floor, with the first floor home to an incredible living room (with two sets of French doors each leading out to their own Juliet balcony) and bedroom two, before reaching the second floor; consisting of the Master and third bedroom and attractive main bathroom, with the Master even boasting its own tasteful and contemporary en-suite shower room. A very charming lawned garden, detached garage and two allocated car parking spaces all sit to the rear of the property to make up the exterior.

Impeccably appointed throughout, generous dimensions across each floor, and a prime location to match; this property simply must be viewed in order to be appreciated.

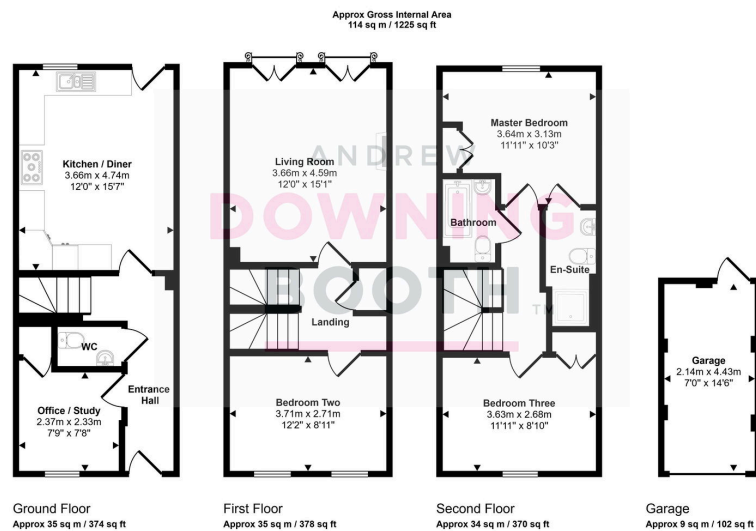
Entrance Hall

A front facing double glazed composite door opens to a welcoming entrance hall, fitted with a radiator, recessed ceiling spotlights and a high quality wood effect flooring, whilst a staircase leads up to the first floor accommodation.

Kitchen / Diner - 3.66m x 4.74m (12'0" x 15'6")

A particularly attractive kitchen/diner is fitted with a range of matching base cabinets and wall units whilst a one and a half bowl stainless steel sink with chrome mixer tap is set into the work surface with tiled splashback. There is a range of integrated appliances, including a tall refrigerator/freezer, microwave, washing





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.

- Council Tax Band: D
- EPC Rating: C
- Flexible Home Office
- Charming Garden, Garage & Parking For Two Vehicles
- Master Bedroom With En-Suite
- Generous Room Sizes Throughout
- Stunning Naturally Bright Living Room With Two Juliet Balconies
- Wonderfully Attractive Kitchen / Diner
- Desirable Location With Easy Access To Amenities
- Three Double Bedroom Townhouse

