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Lightoak Close, Walkwood, Redditch, B97 5NQ

Offers Over £220,000

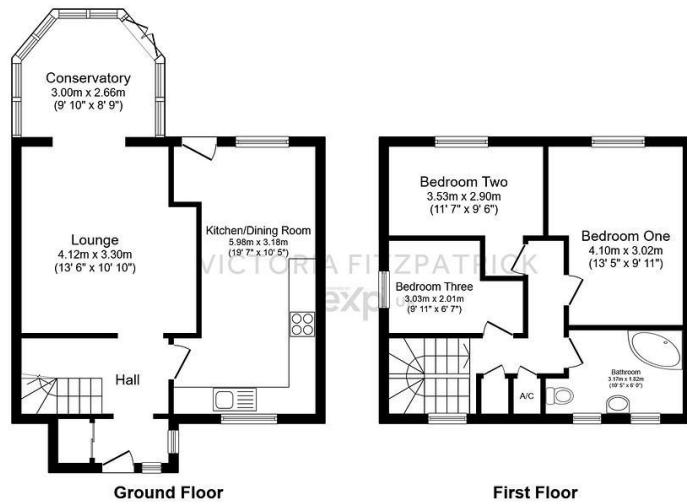
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- QUOTE REFERENCE VF0354
- END OF TERRACE
- POPULAR LOCATION
- MODERN KITCHEN DINER
- LOUNGE AND CONSERVATORY
- THREE BEDROOMS
- FAMILY BATHROOM
- SPACIOUS GARDEN
- COMMUNAL PARKING
- OFFERED TO THE MARKET CHAIN FREE



****PLEASE QUOTE REF: VF0354**** This immaculate and spacious, three bedroom end of terrace home is ideal for first time buyers and is being offered to the market **CHAIN FREE!** Located in the sought after area of Walkwood, Redditch and providing easy access to well regarded schools, supermarkets, public transport and a network of road links



Total floor area 89.2 sq.m. (960 sq.ft.) approx
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

28/02/2024, 07:48 Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)		
13, Lightbark Close REDDITCH B97 2ND	Energy rating D	Valid until: 28 April 2028 Certificate number: 8388-6624-8230-8035-1922
Property type	End-terrace house	
Total floor area	88 square metres	

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the requirements and exemptions](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-landlords-2023) <https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-landlords-2023>

Energy rating and score

This property's energy rating is D. It has the potential to be C.

[See how to improve this property's energy efficiency.](#)

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:
the average energy rating is D
the average energy score is 60

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