



Connells

Lakin Lane  
Fradley LICHFIELD



# Lakin Lane Fradley LICHFIELD WS13 8SW

for sale offers over  
**£325,000**



## Property Description

Welcome to Lakin Lane. A superbly finished townhouse in the ever popular village of Fradley, just a short distance from Lichfield City Centre and ideally situated for local transport links including the A38 and Lichfield Trent Valley Station.

This townhouse, briefly comprising of an entrance hallway, guest cloakroom, spacious living room and a modern kitchen. To the first floor, Lakin Lane offers two good sized bedrooms and a family bathroom. To the top floor, we can offer a great sized master bedroom, alongside a dressing room and an en suite.

To the front of the property is a driveway for various vehicles and access to the detached single garage and gated access to the rear garden. The rear garden then consists of a decked and stoned area, perfect for relaxing and entertaining, as well as a further lawn area.



**Entrance Hallway**

**Guest Cloakroom**

**Living Room**

16' 2" x 13' 1" ( 4.93m x 3.99m )

**Kitchen**

12' 2" x 5' 11" ( 3.71m x 1.80m )

**First Floor Landing**

**Bedroom Two**

13' 1" x 10' 4" ( 3.99m x 3.15m )

**Bedroom Three**

13' 1" x 7' 1" ( 3.99m x 2.16m )

**Family Bathroom**

**Second Floor Landing**

**Master Bedroom**

14' 4" x 9' 8" ( 4.37m x 2.95m )

**Dressing Room**

8' 11" x 6' 3" ( 2.72m x 1.91m )

**En Suite**

**Garage**



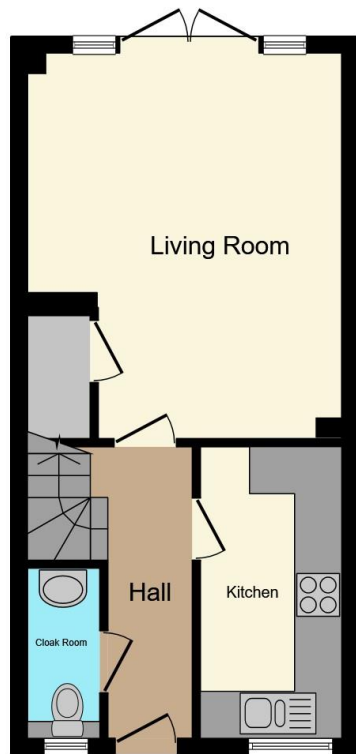




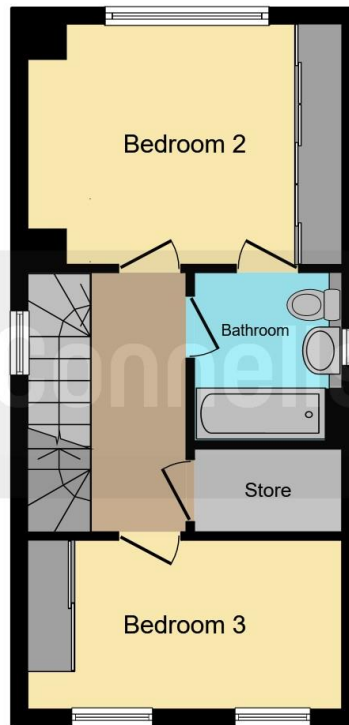




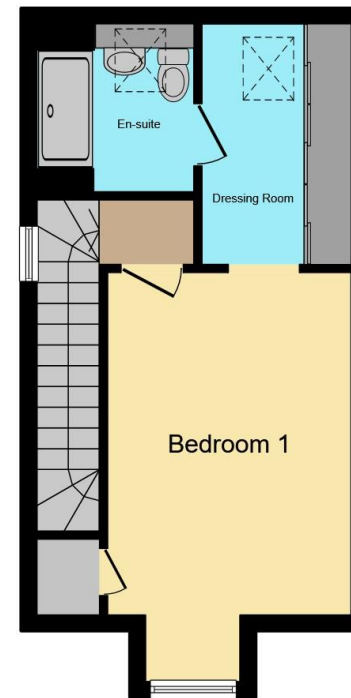




**Ground Floor**



**First Floor**



**Second Floor**

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To view this property please contact Connells on

**T 01543 262 376**  
**E lichfield@connells.co.uk**

11 & 13 Bore Street  
 LICHFIELD WS13 6LZ

**EPC Rating: B**

Tenure: Freehold

**view this property online** [connells.co.uk/Property/LFD310288](http://connells.co.uk/Property/LFD310288)



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