



Sycamore Avenue, Polesworth, B78 1NE

£185,000

An Attractive two double bedroom terraced property that provides a well maintained and refitted interior and has large rear gardens with good degrees of privacy. The interior has bright and spacious rooms throughout and is tastefully decorated with both the Kitchen and Bathroom areas having been re fitted. .



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Polesworth is a large village and civil parish in the North Warwickshire. It is 3 miles (5 km) east of Tamworth, 4.5 miles (7 km) northwest of Atherstone and 15 miles (24 km) northeast of Birmingham.

ENTRANCE HALL

Entrance door with adjoining side screen, stairs leading off to the first floor landing, wooden effect vinyl flooring

LOUNGE DINING ROOM 21'3" x 10'2" (6.5 x 3.1)

Double glazed windows to front and rear aspects, two double panelled radiators and a door to the kitchen

KITCHEN AREA 9'6" x 7'6" (2.9 x 2.3)

Double glazed door leading out to the rear garden with matching side window, fitted base and eye level units, roll edge work surfaces, inset electric oven and hob with a stainless steel extractor hood above, plumbing for a washing machine, tiled splash back areas, stainless steel sink, recessed LED ceiling down lights and a door to a useful under stairs storage cupboard.

FIRST FLOOR LANDING

Loft access, carpet flooring

BEDROOM ONE 15'1" x 10'5" (4.6 x 3.2)

Double glazed window to front aspect, single panelled radiator and a door to a useful over stairs storage cupboard that also houses the combination central heating boiler.

BEDROOM TWO 11'5" x 8'10" (3.5 x 2.7)

Double glazed window to rear aspect, single panelled radiator and a door to a useful storage cupboard.

BATHROOM

Double glazed window to rear aspect, low level WC, pedestal wash hand

basin, shower bath having a chrome mixer shower over with rainfall style shower head, shower screen, tiled splash back areas and recessed ceiling down lights.

REAR GARDENS

Extensive rear gardens laid mainly to lawn with patio seating areas, fully enclosed by fencing





