



Tansy

Kettlebrook, Tamworth , B77 1BE

Offers in region of £300,000

Property Features

- Stunning End of Terrace Family Home
- Two Further Double Bedrooms
- Thoughtfully Renovated Throughout
- Attractive Rear Garden
- Superb Family Lounge & Dining Room
- Ample Off Road Parking
- Open Plan Kitchen/Sitting Room
- Close to Local Schooling
- Primary Bedroom, Fitted Wardrobes & En Suite
- Freehold

Full Description

Tucked away in a discreet and peaceful cul-de-sac, this stunning end of terrace family home has been thoughtfully renovated to the highest standards, offering both style and practicality in equal measure.

Boasting an attractive frontage with ample space for multiple vehicles, the property is ideally positioned close to reputable local schools and a wide range of everyday amenities, making it perfectly suited for growing families seeking comfort and convenience.

GROUND FLOOR

Upon entering the home, you are welcomed into a bright and spacious entrance hall that sets the tone for the rest of the property.

The ground floor is designed for modern family living, featuring a superb family lounge perfect for relaxing evenings, and a well-proportioned dining room ideal for entertaining.

To the rear, the heart of the home unfolds in a stunning open-plan kitchen and sitting area, beautifully designed with contemporary finishes and flooded with natural light.

A bright and inviting conservatory extends the living space further, offering picturesque views over the rear garden and direct access via elegant French doors.

ENTRANCE HALL

FAMILY LOUNGE

17' 4" x 13' 5" (5.30m x 4.10m)

KITCHEN/SITTING AREA



20' 11" x 7' 10" (6.40m x 2.40m)

DINING ROOM

16' 0" x 7' 6" (4.90m x 2.30m)

CONSERVATORY

13' 5" x 9' 2" (4.10m x 2.80m)

FIRST FLOOR

Upstairs, the first floor continues to impress with a generously sized primary bedroom, complete with fitted wardrobes and a sleek en suite bathroom for added luxury.

Two further double bedrooms offer excellent space and versatility, ideal for children, guests, or a home office.

A newly fitted family bathroom serves this level, showcasing stylish fixtures and a high-quality finish.

BEDROOM ONE

11' 9" x 8' 6" (3.60m x 2.60m)

EN SUITE

6' 6" x 3' 11" (2.00m x 1.20m)

BEDROOM TWO

11' 1" x 7' 6" (3.40m x 2.30m)

BEDROOM THREE

10' 9" x 7' 6" (3.30m x 2.30m)

BATHROOM

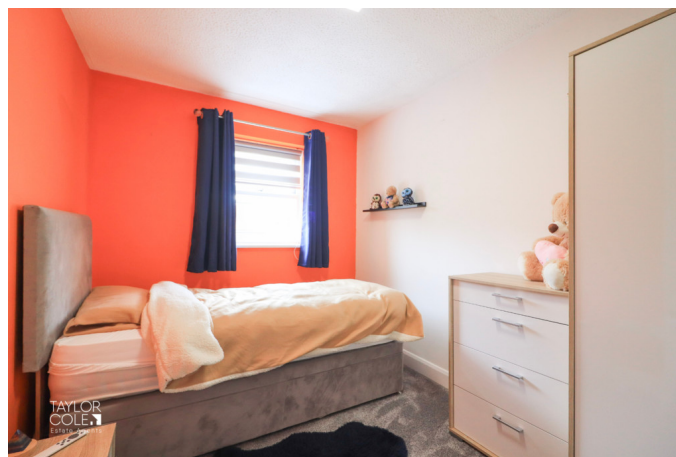
6' 10" x 5' 2" (2.10m x 1.60m)

OUTSIDE

REAR GARDEN

Outside, the rear garden is a true haven - beautifully maintained and delightfully private. Designed with low maintenance in mind, it features smart slab-paved patios, vibrant artificial lawns, and a lovely seating area surrounded by white gravelled borders. Colourful flowerbeds add charm, while courtesy lighting provides a warm ambiance in the evenings.

Completing the outdoor space is a timber outbuilding with its own electric supply, offering fantastic flexibility for use as a workshop, studio, or additional storage.



ANTI MONEY LAUNDERING

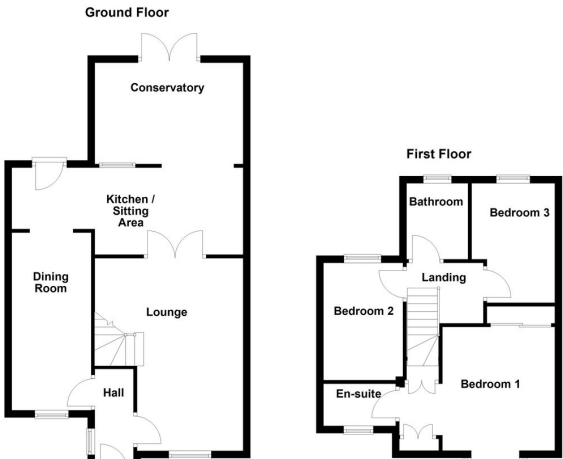
In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

TENURE

We have been advised that this property is freehold, however, prospective buyers are advised to verify the position with their solicitor / legal representative.

VIEWING

By prior appointment with Taylor Cole Estate Agents on the contact number provided.



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

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements