

Your local property experts



23 Hazel Drive, Armitage, WS15 4TZ



Guide Price £300,000



rightmove 
find your happy

Sales : 01889 577 731
e : enquiries@jrpropertiesstaffs.com
w : www.jrpropertiesstaffs.com

23 Hazel Drive, Armitage, WS15 4TZ

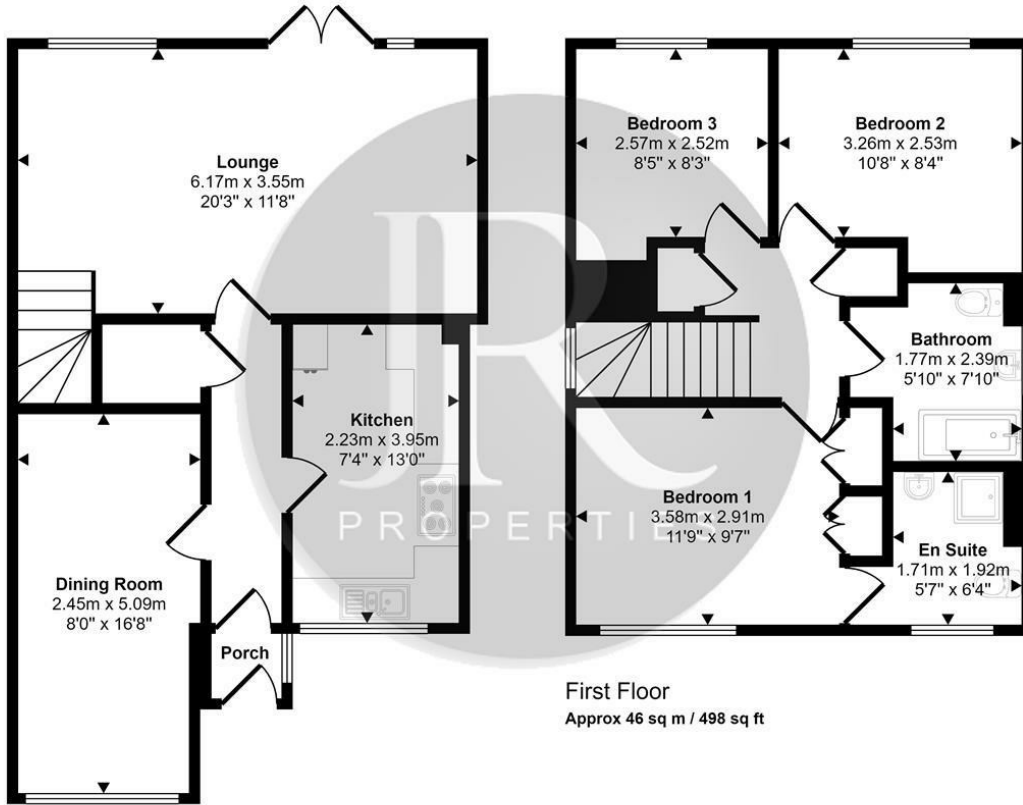
**** VIRTUAL TOUR AVAILABLE **** JR Properties are pleased to offer For Sale this immaculately presented detached family home situated in a popular cul-de-sac location and positioned in the most enviable spot with open countryside views to the rear. ALSO BEING SOLD WITH NO CHAIN.

The spacious accommodation comprises of an entrance porch, through hallway, dining room, re-fitted kitchen & spacious family lounge overlooking the rear garden & outstanding countryside views. From the lounge there are the stairs leading to the first floor accommodation which offers three double bedrooms, re-fitted ensuite to the master and a separate re-fitted family bathroom. Externally, this property offers a driveway & fore garden which offers potential for additional parking and a private enclosed rear garden with lawn, display borders, patio areas boasting the countryside views .

Located in the highly regarded village of Armitage, offering plenty of local amenities and schools within close proximity and being in the catchment area for The Friary School, Lichfield. Armitage boasts superb travel links to Lichfield, Rugeley and many other Staffordshire towns. Also being a short distance from the A38, A5 and many other travel links.



Approx Gross Internal Area
99 sq m / 1064 sq ft



Ground Floor
Approx 53 sq m / 566 sq ft

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.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		



Sales : 01889 577 731
e : enquiries@jrpropertiesstaffs.com
w : www.jrpropertiesstaffs.com