

HUNTERS®

HERE TO GET *you* THERE



Coronation Street

Tamworth, B79 7ES

Offers Over £189,950



Council Tax: B



33 Coronation Street

Tamworth, B79 7ES

Offers Over £189,950



Lounge

12'10" x 11'4" (3.91m x 3.45m)

Upon entering the lounge through the obscure UPVC double glazed front entrance door, UPVC double glazed window overlooking the front aspect, ceiling light point, two radiators, wall socket, TV connection point, telephone connection point (subject to regulations), gas fire display, exposed wood beam flooring, glazed door into:

Dining room

12'11" x 11'5" (3.94m x 3.48m)

The open aspect dining area provides versatile living space with ample floor space for free standing dining room table, feature brick built fire display with space for free standing log burner and brick hearth, wall socket, radiator, ceiling light point, UPVC double glazed window to the rear, door opening to the staircase leading to the first floor landing, quarry tiled flooring, open aspect to:

Kitchen

12'3" x 7'3" (3.73m x 2.21m)

With a matching range of base units and drawers, recess and gas point for free standing 'range' cooker with tiled splashback and extractor hood over, recess and plumbing for slimline dishwasher, under-counter space for fridge and freezer, under-counter 'Potterton' boiler, roll top working surfaces with inset one and half bowl stainless steel sink and drainer unit with hot and cold mixer tap over, matching wall units offering further storage space, ceiling light point, UPVC double glazed window to the side, wall sockets, quarry tiled flooring, door into, recently fitted brand new boiler fitted which comes with a 10 year warranty.

Utility

10' x 7' (3.05m x 2.13m)

Split into two separate sections, the utility/laundry area has a recess and point for free standing 'American' style fridge/freezer. recess and plumbing for washing machine, wall sockets, obscure UPVC double glazed door opening out to the side aspect with obscure UPVC double glazed window positioned adjacent, two ceiling light points, quarry tiled flooring, steps down to:

WC

With a pedestal hand wash basin with hot and cold taps over, close coupled WC, wall mounted light point, quarry tiled flooring.

Bedroom one

12'10" x 11'5" (3.91m x 3.48m)

The spacious master bedroom has a UPVC double glazed window to the front aspect, ceiling light point, ample floor space for free standing bedroom furniture, wall sockets, radiator, telephone connection point (subject to regulations), feature cast iron fire display, door into the overstairs storage cupboard.

Bedroom two

11'5" x 9'9" (3.48m x 2.97m)

Again being a double bedroom and having feature cast iron fire display, ceiling light point, radiator, wall socket, UPVC double glazed window to the rear.

Bedroom three

11'4" x 7'2" (3.45m x 2.18m)

This versatile room offers an array of usages and also presents opportunity to extend the bathroom, with the room itself currently having a ceiling light

point, radiator, wall socket, UPVC double glazed window to the side aspect, wood grain effect flooring, door into:

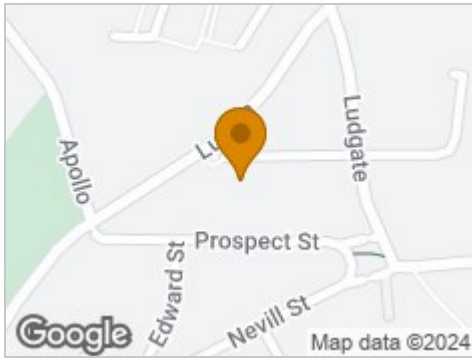
Bathroom

7'5" x 7' (2.26m x 2.13m)

The matching suite comprises of a panelled bath with hot and cold taps and 'Triton' shower fitment over, WC, pedestal hand wash basin with hot and cold taps over, toiletry storage cupboard above with vanity mirror doors, ceiling light point, obscure UPVC double glazed window to the rear, tiled flooring, door into the airing cupboard enclosing the pre-lagged hot water tank.



Road Map



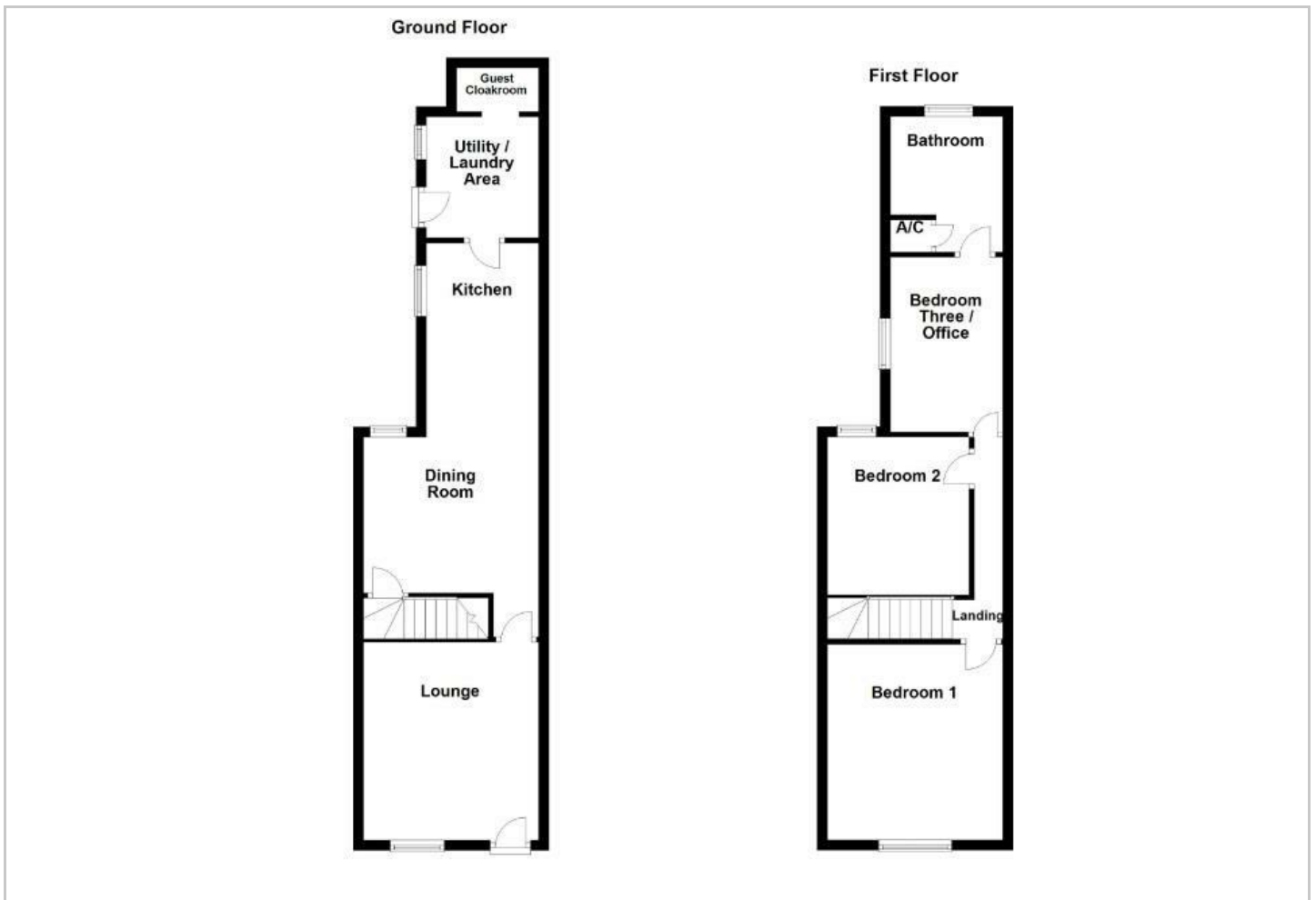
Hybrid Map



Terrain Map



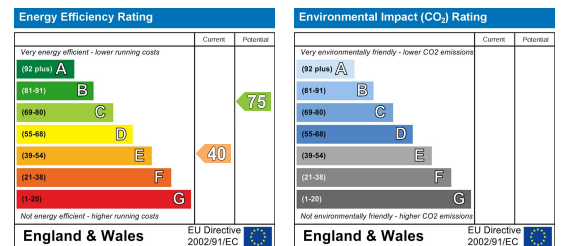
Floor Plan



Viewing

Please contact our Hunters Tamworth Office on 01827 66277 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.