

# HUNTERS<sup>®</sup>

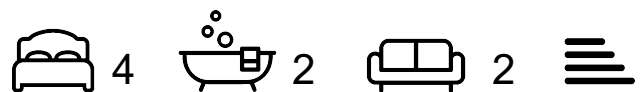
HERE TO GET *you* THERE



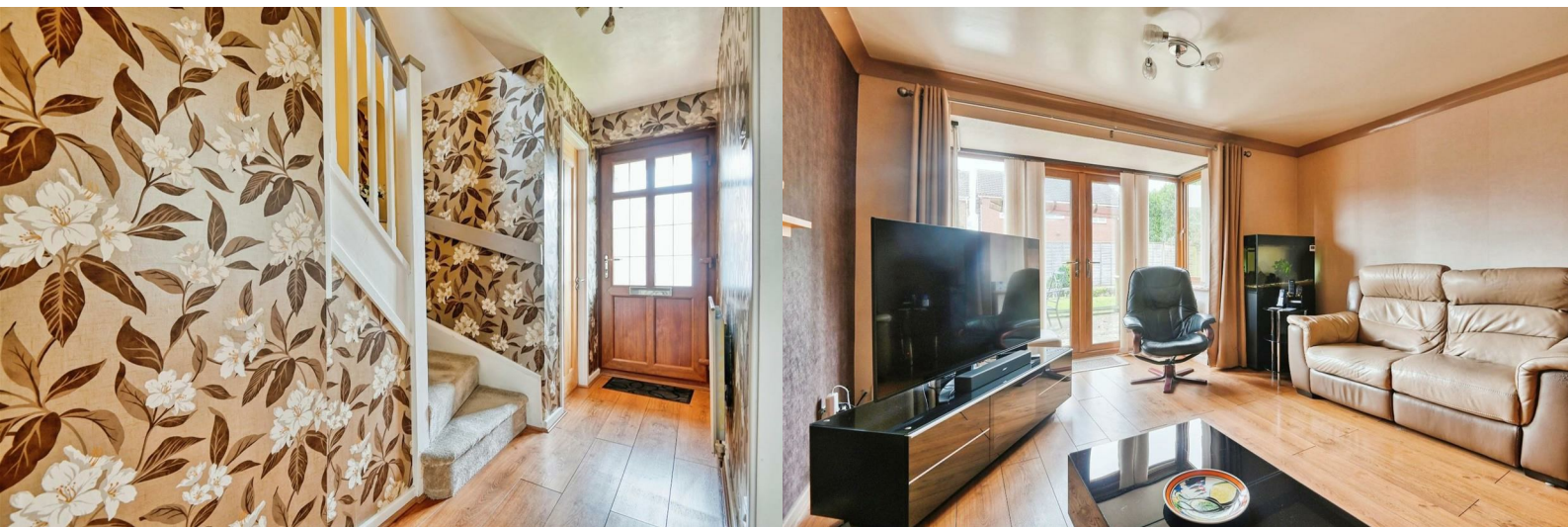
## Buttermere

Wilnecote, Tamworth, B77 5TA

Asking Price £340,000



Council Tax: D



# 5 Buttermere

Wilnecote, Tamworth, B77 5TA

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## Entrance Hallway

Laminate flooring, ceiling lights.

## Lounge

17'6" x 12'10" (5.33m x 3.91m)

Double glazed French doors to rear garden, laminate flooring, ceiling lights, feature fire place, radiator, power points.

## Dining Room

12'8" x 8'9" (3.86m x 2.67m)

Double glazed windows to front, ceiling lights, power point, radiator, power point.

## Kitchen

13'7" x 10'8" (4.14m x 3.25m)

double glazed windows to rear, tiled flooring, wall and base units, electric oven, gas hob with extractor overhead, plumbing for dishwasher, storage cupboard, radiator.

## Utility Room

5'6" x 5'8" (1.68m x 1.73m)

Double glazed window to side, double glazed patio door to rear, door to garage, base units with insert basin, plumbing for appliances, tiled floor, ceiling lights.

## W/C

Low level flush W/C, basin, tiled floor, double glazed obscured window.

## Garage

14'6" x 7'4" (4.42m x 2.24m)

Power point, lighting, radiator.

## Bedroom One

13'8" x 12'8" (4.17m x 3.86m)

Double glazed windows to front, ceiling light, radiator, power point, carpet, built in wardrobes.

## En-suite

Single shower cubicle, w/c, vanity unit with insert basin, part tiled wall, double glazed window to front, ceiling light.

## Bedroom Two

10' x 9'4" (3.05m x 2.84m )

Carpet, double glazed windows to rear, ceiling light, radiator, power point, built in wardrobes.

## Bedroom Three

8'8" x 8' (2.64m x 2.44m)

Double glazed windows to front, carpet, ceiling light, radiator, power point, built in wardrobe

## Bedroom Four

8'6" x 7'10" (2.59m x 2.39m)

Double glazed windows to rear, carpet, ceiling light, radiator, power point, built in wardrobes.

## Family Bathroom

6'10" x 6'5" (2.08m x 1.96m)

Double glazed windows to rear, low level flush w/c, pedestal basin, bath with overhead shower, linoleum flooring, part tiled walls, ceiling light, radiator.



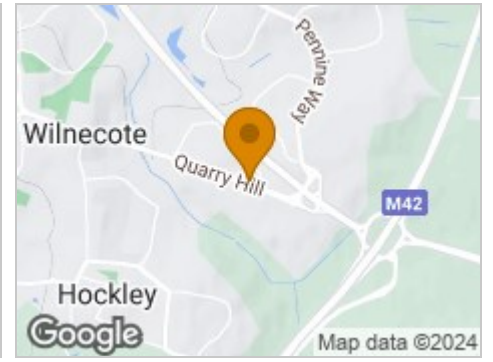
## Road Map



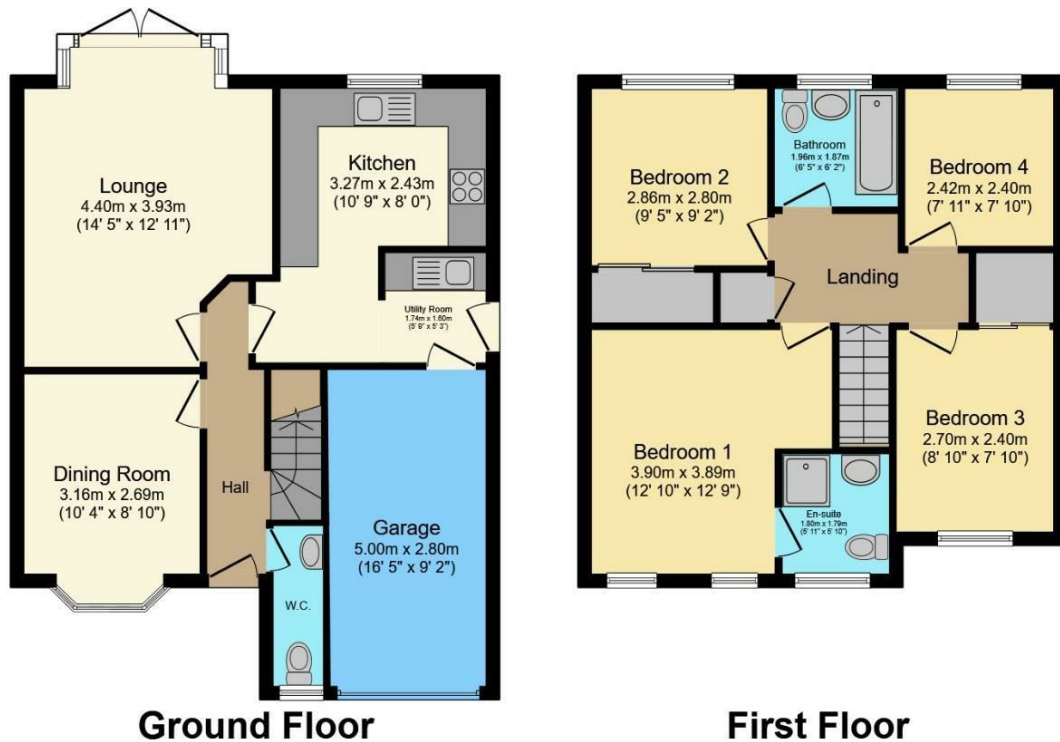
## Hybrid Map



## Terrain Map



## Floor Plan

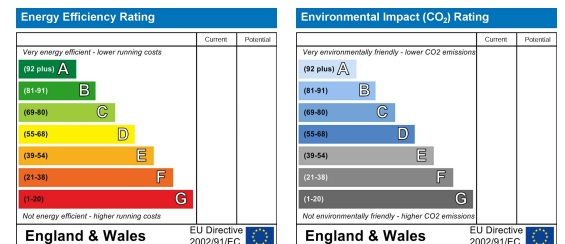


This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).  
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## 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.  
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