



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

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# Madrona, Tamworth

Asking Price £235,000

**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

HUNTERS OF TAMWORTH are thrilled to be offering FOR SALE this beautifully presented four bedroom end-terraced family home!

Located in the highly popular location of Amington the property benefits from being close to excellent schools, local amenities and transport links perfect for first time buyers, investors and families looking for their next home!

In brief the property comprises; Entrance hall, lounge, kitchen diner, downstairs w/c, three bedrooms, family bathroom, fourth bedroom which has been converted from a garage with en-suite. To the rear of the property is an enclosed garden.

We highly recommend an internal viewing of this property as an essential so potential buyers can see the size, location and everything else this superb property has to offer!

7 Bore Street, Lichfield, Staffordshire, WS13 6LJ | 01543 419000  
lichfield@hunters.com | www.hunters.com



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Your privacy is important to us, which is why we will never sell the personal data you provide to us to any third parties.



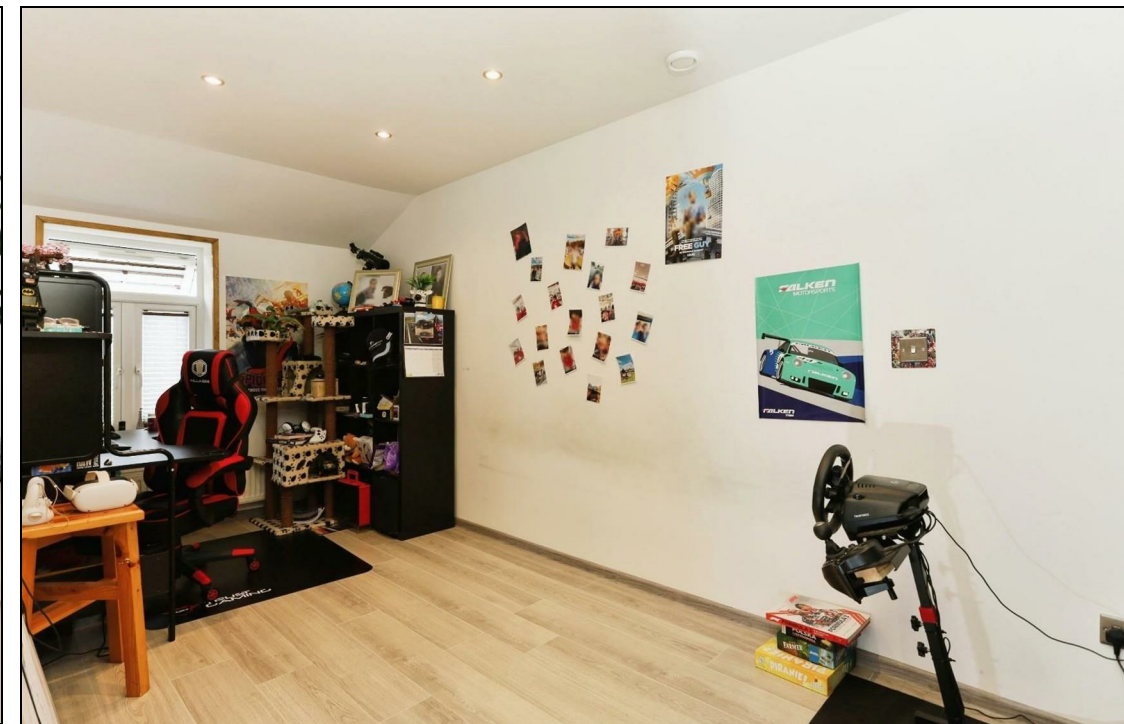


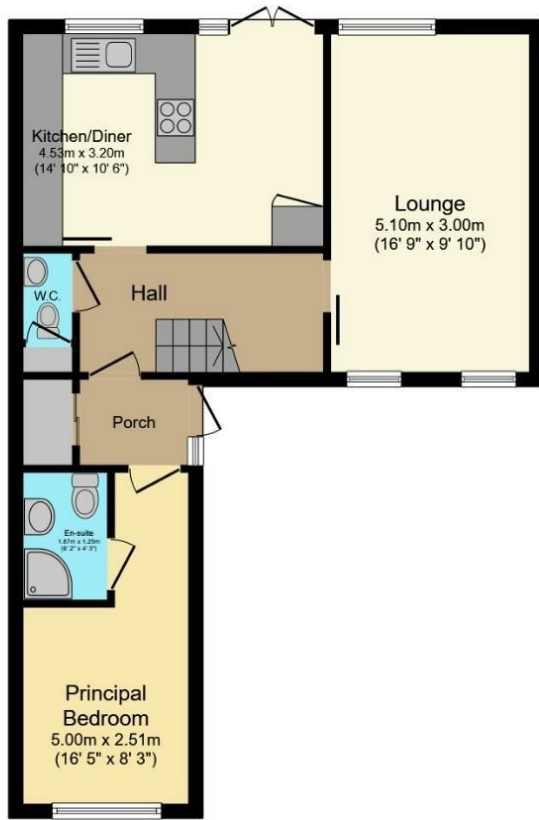
## KEY FEATURES

- FOUR BEDROOMS
- END-TERRACE
- DRIVEWAY
- ENCLOSED GARDEN
- PERFECT FOR FAMILIES
- MUST VIEW!







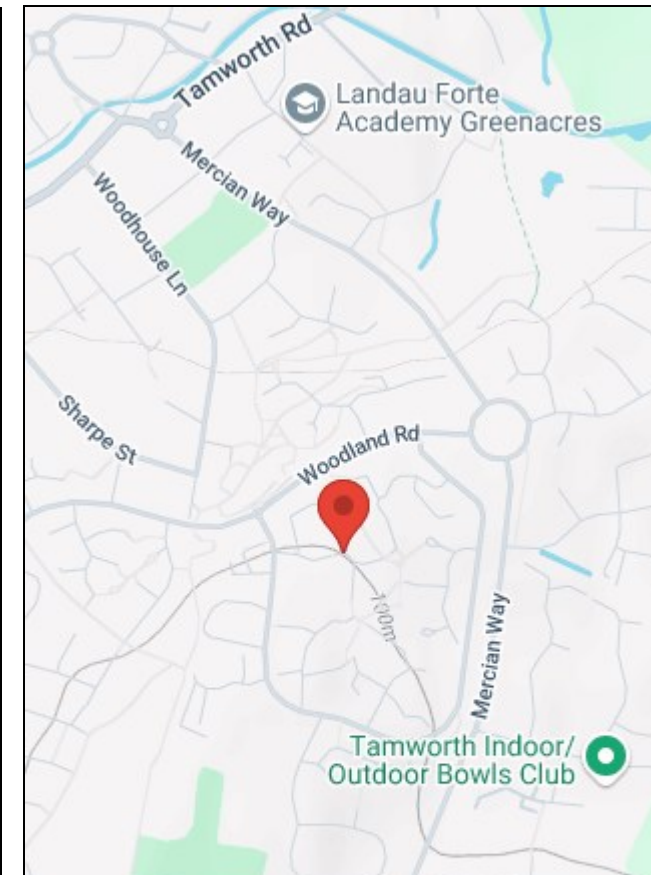


**Ground Floor**



**First Floor**

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). Powered by [www.focalagent.com](http://www.focalagent.com)



Energy Efficiency Rating	
Current	Potential
64	78

Very energy efficient - lower running costs

Very energy efficient - lower running costs

(92 plus) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England & Wales

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential

Very environmentally friendly - lower CO<sub>2</sub> emissions

(92 plus) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

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