



**HUNTERS**<sup>®</sup>

HERE TO GET *you* THERE



# Avon, Hockley, Tamworth

## Offers In The Region Of £440,000

# HUNTERS®

HERE TO GET *you* THERE

HUNTERS OF TAMWORTH are delighted to offer FOR SALE this charming four bedroom detached family home located in the highly sought after residential estate in Hockley! Which benefits from being close to excellent schools, local shops and amenities and commuter routes perfect for families looking for their next home!

In brief the property comprises; Entrance hallway, living room, dining room, kitchen, sitting room, downstairs w/c, utility room, conservatory, garage, Principal room with en-suite, three further bedrooms and a family bathroom.

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

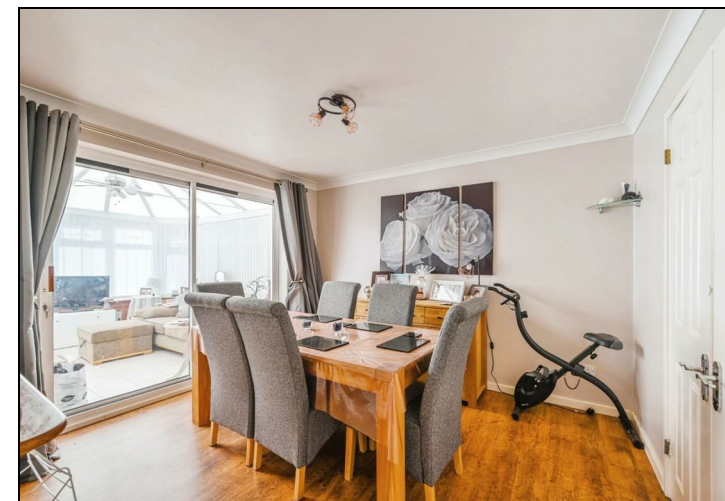


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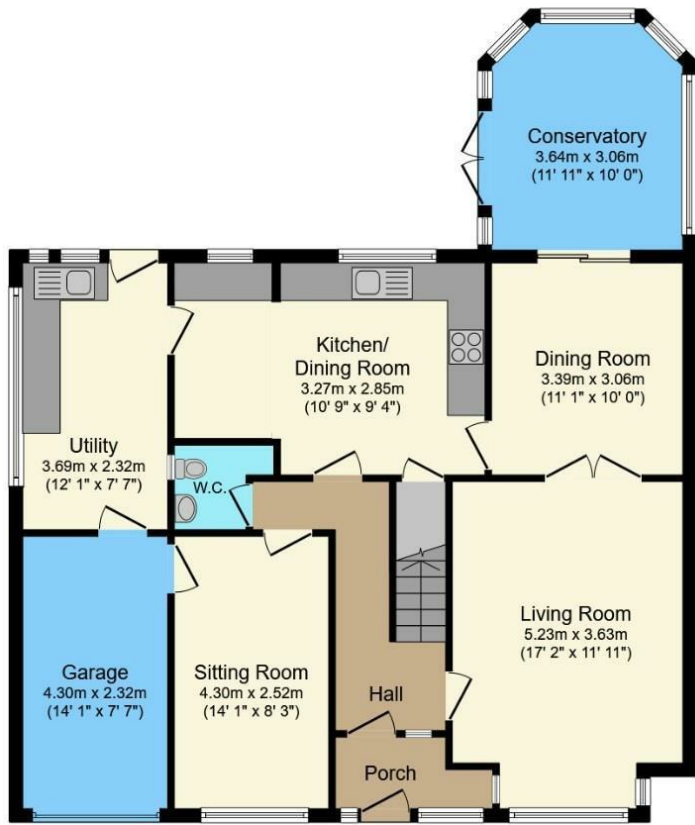
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## KEY FEATURES

- DETACHED
- FOUR BEDROOMS
- GARAGE
- ENCLOSED GARDEN
- POPULAR LOCATION
- MUST VIEW!





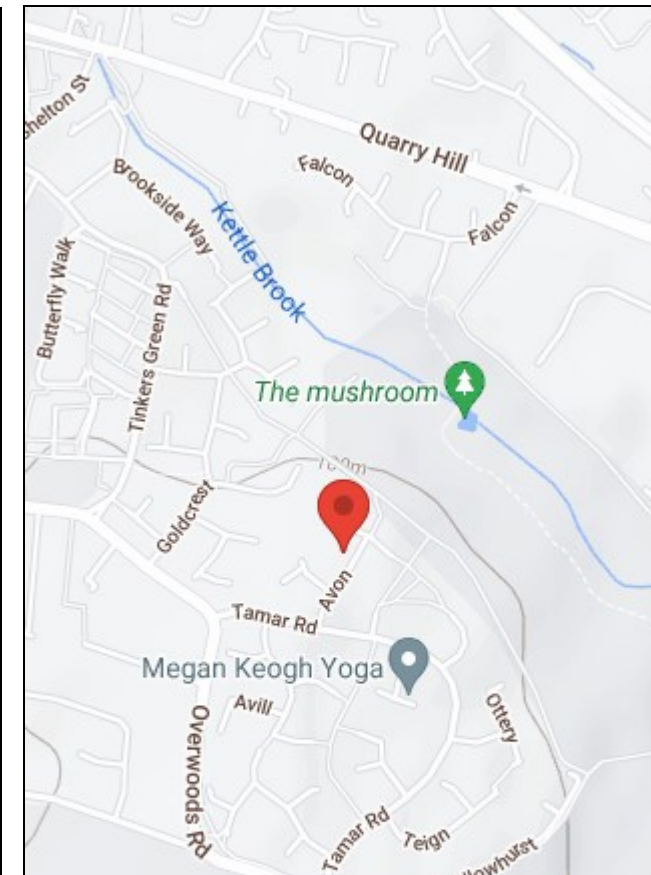


**Ground Floor**



**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
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
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