

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Bytheway Walk

Streethay, Lichfield, WS13 8XY

£108,000



Council Tax: C





# 11 Bytheway Walk

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## Entrance Hallway

accessed via a composite front door, ceiling light point, radiator and laminate flooring

## Living Room

having a ceiling light point, radiator, laminate flooring and a UPVC double glazed window to the front

## Dining Kitchen

having a range of wall and base units with rolltop work surfaces, stainless steel sink and drainer, gas hob and electric oven with extractor fan. Integrated fridge/freezer and washing machine. Ceiling light point, spotlights, radiator, a useful under stairs storage cupboard, tiled flooring and a UPVC window and door to the rear aspect

## Downstairs WC

having a close-coupled WC, pedestal handwash basin with tiled splashback, ceiling light point, radiator and tiled flooring

## First Floor Landing

having a ceiling light point, loft access and a radiator

## Bedroom One

having a ceiling light point, radiator and two UPVC double glazed windows to the rear aspect

## Bedroom Two

having a ceiling light point, radiator, storage cupboard and a UPVC double glazed window to the front aspect

## Bathroom

having a panelled bath with an overhead mains shower fitment, close-coupled WC and pedestal handwash basin. Spotlights, extractor fan, part tiling to walls, heated towel rail and tiled flooring

## Outside

the front of the property is set back from the road with a pedestrian pathway to the front door. There is an allocated parking space and spaces available for visitors.

The rear garden has a lawn area with shrubs and a paved pathway to a wooden gate giving access to the rear

## AGENTS NOTE

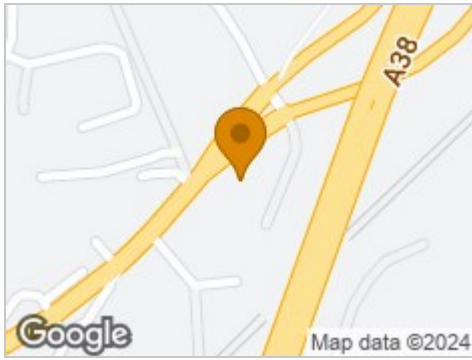
We are advised by the seller the property is LEASEHOLD. There are 123 years remaining on the lease. Please note this property is 45% SHARED OWNERSHIP. The monthly rent payments are £337.79.

The buyer will need to complete financial assessment before they are eligible to proceed with shared ownership sale. We ask that interested buyer speak with our 3rd party financial advisers, Metro Finance, for financial assessment as they use HEC (Homes England Calculator) and Help to Buy criteria. They can proceed with their own financial adviser and lender for the rest of the sale, once they have completed financial assessment. As well as checking eligibility we will also check that the property is affordable for the prospective buyer before we can approve them. To do this we will ask the buyer to provide proofs of income and identity.

Tel: 01543 419000



## Road Map



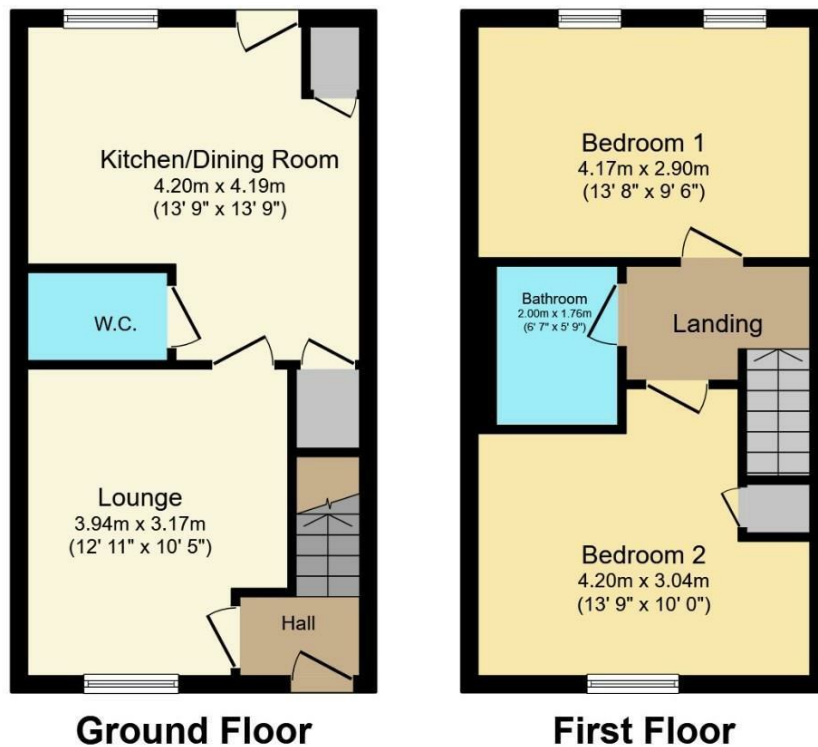
## Hybrid Map



## Terrain Map



## Floor Plan



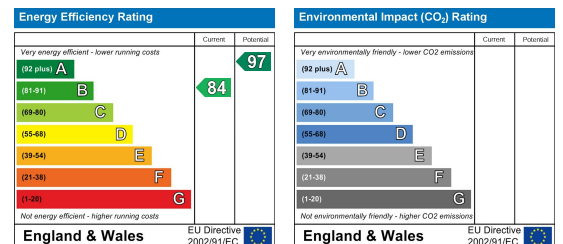
Total floor area 67.9 sq.m. (731 sq.ft.) approx

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 Lichfield Office on 01543 419000 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.