

HUNTERS[®]

HERE TO GET *you* THERE



Baker Drive

Fradley, Lichfield, WS13 8TD

£138,000



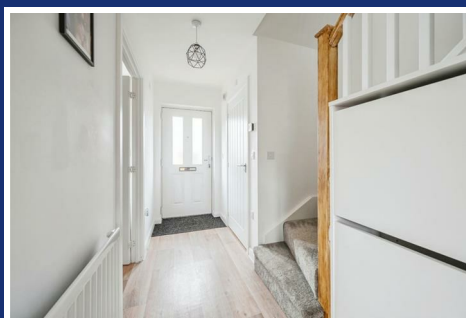
Council Tax: B



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£138,000



Entrance Hallway

accessed via a composite front entrance door and having a ceiling light point, radiator, laminate wood effect flooring and stairs leading to the first floor

Guest WC

having a pedestal hand wash basin with a tiled splash back and a close-coupled WC. Ceiling light point, radiator, laminate wood effect flooring and a UPVC double-glazed window to the front aspect

Kitchen

fitted with a range of wall and base units with wooden work surfaces with matching upstands and an inset stainless steel sink with drainer. Electric oven, gas hob with extractor hood and appliance space for a fridge-freezer and a washing machine. Ceiling light point, radiator, laminate wood effect flooring and a UPVC double-glazed window to the front aspect

Living Room

with a useful fitted storage cupboard. Two ceiling light points, radiator, UPVC double-glazed window to the rear and French doors into the garden

First Floor Landing

having a ceiling light point and access to the loft

Bedroom One

with a useful fitted storage cupboard. Ceiling light point, radiator and two UPVC double-glazed windows to the front aspect

Bedroom Two

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

Bathroom

having a panelled bath with a mains powered overhead shower fitment, pedestal hand wash basin and a close-coupled WC. Ceiling light point, extractor fan, part tiling to walls, towel radiator and vinyl flooring

Outside

the front of the property is set back from the road with a block paved driveway providing off-road parking for two vehicles

the rear garden has a paved patio seating area, lawn, useful timber storage shed, outside water tap and access to the front via a pedestrian gate

AGENTS NOTE

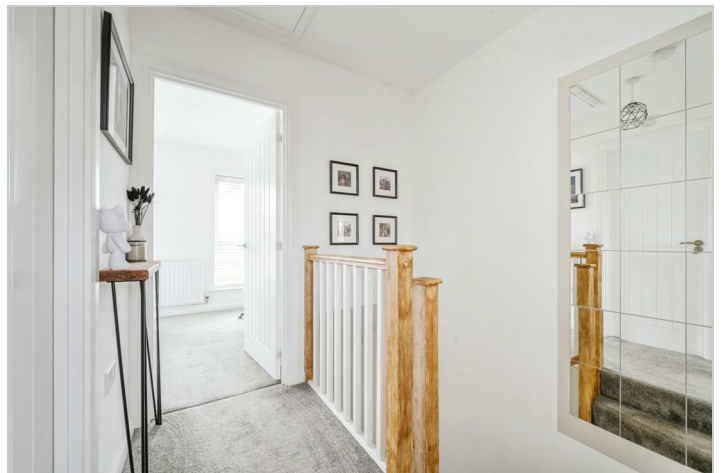
This property is currently LEASEHOLD as shared ownership with a share of 60% available to purchase. There are 247 years remaining on the lease

the monthly rental charge is £231.85

there is a monthly service charge of £22.17

The housing association is GREEN SQUARE ACCORD

Shared ownership is a scheme designed to help you buy a home of your own. It's an alternative to renting or full ownership and is suitable if you cannot afford to buy a home outright. You can buy a share of a property and pay rent for the rest of it.



Road Map



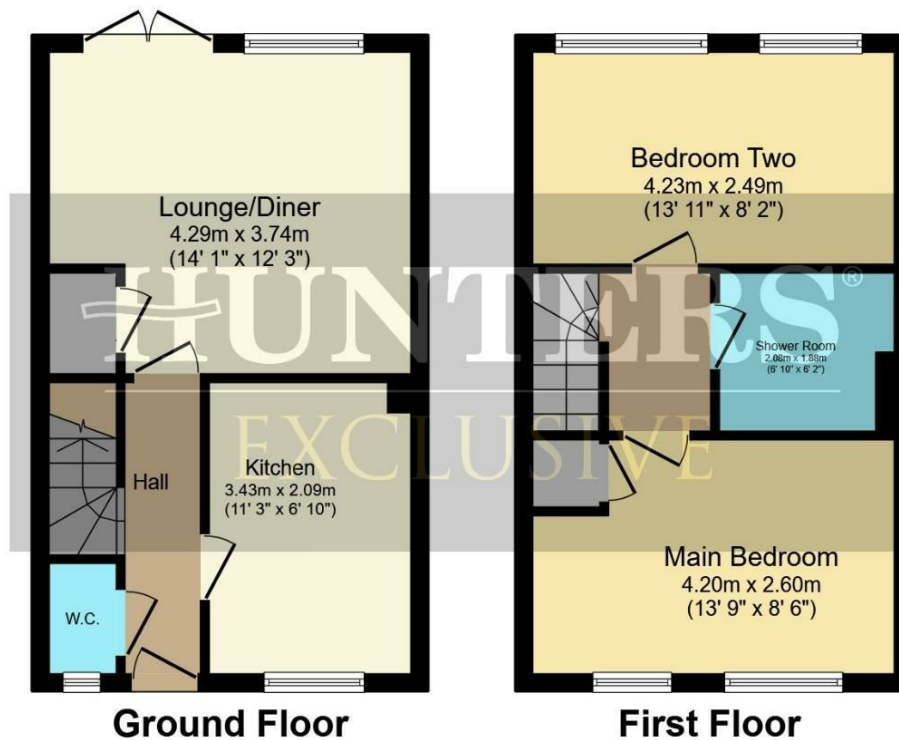
Hybrid Map



Terrain Map



Floor Plan



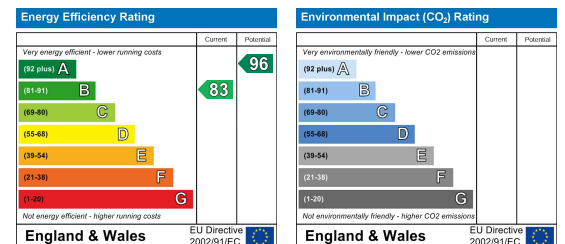
Total floor area 63.4 sq.m. (682 sq.ft.) approx

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.