



Burwaye Close  
Lichfield



# Burway Close Lichfield



Lovett&Co. Estate Agents are pleased to offer for sale this one bedroom top floor apartment situated on an exclusive cul-de-sac on the fringe of the sought after Darwin Park development.

The property presents an ideal opportunity for first time buyers to get onto the housing ladder or would make a good investment for any landlords looking to increase their current portfolios.

The apartment briefly comprises: entrance hallway, open plan living area with lounge/diner and kitchen, one double bedroom, fitted bathroom suite, inner hall and entrance porch. There is also an allocated parking space plus visitor spaces. Other benefits include UPVC double glazing. Heating is provided by electric heaters.

Situated on the sought after Darwin Park Development the location within walking distance of local amenities including: Waitrose and The Saxon Penny Public House as well as Lichfield City centre with its wide range of shops, restaurants and other attractions whilst also being conveniently located for good local schooling and a number of supermarkets. Commuter routes include A38, A5 & M6 toll road linking the Midlands motorway network with both cross & inter city train services also available.

## **RECEPTION HALL:**

Accessed via the front porch and featuring: Entrance door, intercom security system, light point, wall heater, laminate flooring, doors to the lounge, bathroom and bedroom.

## **LOUNGE DINER:**

5.74m x 5.00m

Laminate flooring, ceiling light points, wall heater, window to front and side, space for sofa, table and chairs, opening to the kitchen.

## **KITCHEN:**

Range of matching wall and base units incorporating cabinets, drawers and work surfaces, inset bowl sink and drainer with mono tap, integrated electric oven and 4 ring electric hob, space for a fridge freezer and washing machine, window to front.

## **BEDROOM ONE:**

3.30m x 3.00m

Laminate flooring, ceiling light point and window to the side, wall heater, ample space for a double bed and wardrobes.

## **FAMILY BATHROOM:**

White suite comprising: bath with shower attachment and screen, pedestal wash hand basin, low level W/C, wall tiling and light point.

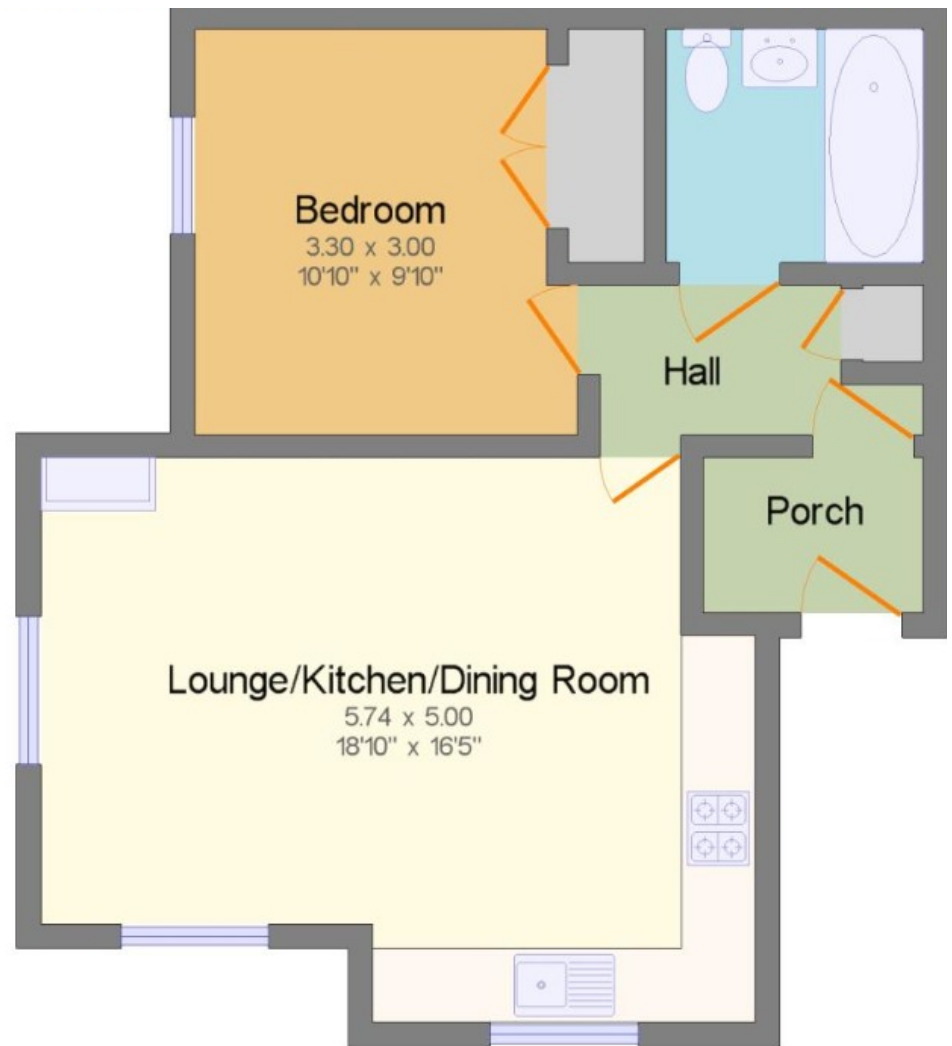
## **VIEWING:**

Please contact us on 01543 889410 if you would like to arrange a viewing appointment for this property or require further information.

## **DISCLAIMER:**

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