



Schoolfields Road
Shenstone

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Lovett&Co. Estate Agents are pleased to offer for sale this superbly presented four bedroom semi-detached property, set in the highly sought after village of Shenstone.

The property has been modernised throughout to a high standard with spacious reception and sleeping accommodation throughout including a converted top floor bedroom with new dormer roof and insulation.

On the ground floor the property features a superb contemporary open plan living area with spacious lounge and stunning high spec fitted kitchen-diner and separate utility plus shower room, all fitted in 2019. There is also a welcoming reception hallway, redecorated front sitting room and an integral garage. On the first floor the property offers three well proportioned bedrooms, a well equipped family bathroom and a landing area with further stair case to the top floor bedroom.

Externally the property offers a generous and extremely private rear garden, with extended lawn and rear patio area with summer house plus a two car driveway to the front.

Enjoying a highly desirable setting in this popular village location lying equi-distant between Lichfield and Sutton Coldfield, this superbly presented and extended semi detached family home represents an excellent opportunity. With a four bedroom layout including the loft bedroom four conversion, the property has a delightful garden and is beautifully presented throughout. Shenstone village provides excellent facilities with a popular primary school feeding to King Edward VI high school in Lichfield. There is a choice of shops, pubs, churches and its own railway station on the cross city line to Birmingham New Street. With comprehensive facilities in both Lichfield and Sutton Coldfield within easy reach,

RECEPTION HALL:

Accessed via the porch it features: Front entrance door, carpeted flooring, ceiling light point, radiator, phone point, carpeted stairs to first floor and doors to lounge, sitting room and kitchen.

LOUNGE-DINING AREA:

19' 9" x 11' 0" (6.01m x 3.35m)

Carpeted flooring, radiator, ceiling light points, TV aerial point, dining area, open plan to kitchen, window and French doors to the garden.

KITCHEN:

14' 6" x 10' 10" (4.43m x 3.30m)

Extensive range of high gloss finish wall and base units with display cabinets, cupboards, drawers, wine rack and work surfaces, inset sink and drainer with mono tap, integrated double oven and four ring Bosch induction hob with extractor hood, wine fridge, Karndean flooring, radiator, recessed spot lights, doors to utility, window and door to the rear garden.

UTILITY:

Wall and base units, work surface, space and plumbing for washing machine and dryer, Karndean flooring, ceiling light point, doors to garage and shower room.

SHOWER ROOM:

Suite comprising: shower cubicle, low level w/c, pedestal wash hand basin, Karndean flooring and ceiling light point.

GARAGE:

5.80m x 3.30m (19' 0" x 10' 10")

Remote controlled electric roller shutter door, ceiling light point.

FIRST FLOOR LANDING:

Carpeted flooring, ceiling light point, radiator, loft access, airing cupboard, doors to bedrooms and bathroom, window to side and stairs to attic bedroom.

MASTER BEDROOM:

4.11m x 3.30m (13' 6" x 10' 10")

Carpeted flooring, fitted wardrobes, radiator, ceiling light point and window to rear.

BEDROOM TWO:

3.58m x 4.04m max (11' 9" x 13' 3" max)

Carpeted flooring, fitted wardrobes, radiator, ceiling light point and bay window to front.





BEDROOM THREE:

3.06m x 2.05m (10' 0" x 6' 9")

Carpeted flooring, radiator, ceiling light point window to front.

FAMILY BATHROOM:

White suite comprising: panelled bath with shower attachment and screen, close coupled w/c,, ceramic wall tiling, recessed spot lights, extractor fan, chrome heated towel rail/radiator, opaque windows to front and side.

ATTIC BEDROOM FOUR:

3.06m x 2.05m (10' 0" x 6' 9")

Carpeted flooring, radiator, ceiling light point, eaves storage and window to rear.

VIEWING:

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

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