



Wissage Road
Lichfield

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Lovett&Co. Estate Agents are pleased to offer for sale this spacious three bedroom mid-terraced property, with generous garden and parking to the rear.

The property briefly comprises: porch, entrance hallway, spacious front lounge, rear dining/sitting room, kitchen with large pantry, landing, three good sized bedrooms and a shower room. There are also two brick built stores in the garden.

Parking is to the rear of the property accessed via St Michael's, with gated access into the large south west facing garden, with patio area, and large lawn ideal for entertaining guests and for families to to enjoy.

Other benefits include: UPVC double glazing and gas central heating provided by a modern combi boiler fitted in 2024.

The location benefits from being within walking distance of 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 entrance porch it features: carpeted flooring, ceiling light point, stairs to first floor and doors to the lounge.

LOUNGE:

14' 9" x 12' 4" (4.50m x 3.76m)

Feature fireplace with fitted coal effect gas fire, carpeted flooring, TV aerial sockets, ceiling light

point, radiator, window to the front and opening to the dining room.

DINING ROOM:

10' 11" x 11' 2" (3.33m x 3.40m)

Click vinyl flooring, ceiling light point, radiator, doorway to the kitchen and French doors to the garden.

KITCHEN:

9' 11" x 9' 11" (3.02m x 3.02m)

Range of matching wall and base units incorporating cabinets, drawers and work surfaces, inset bowl sink and drainer with mono tap, integrated electric oven/grill and microwave, 4 ring gas hob, space for a washing machine and dishwasher, large pantry cupboard with space for a fridge-freezer, quarry tiled flooring, strip lighting and window to the rear.

FIRST FLOOR LANDING:

Carpeted flooring, ceiling light point, doors off to three bedrooms, family bathroom and access to the loft space.

BEDROOM ONE:

11' 6" x 12' 6" (3.50m x 3.80m)

Built in cupboard, carpeted flooring, radiator, ceiling light point and window to the front.

BEDROOM TWO:

14' 1" x 10' 0" (4.30m x 3.05m)

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

BEDROOM THREE:

9' 7" x 9' 5" (2.92m x 2.87m)

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





SHOWER ROOM:

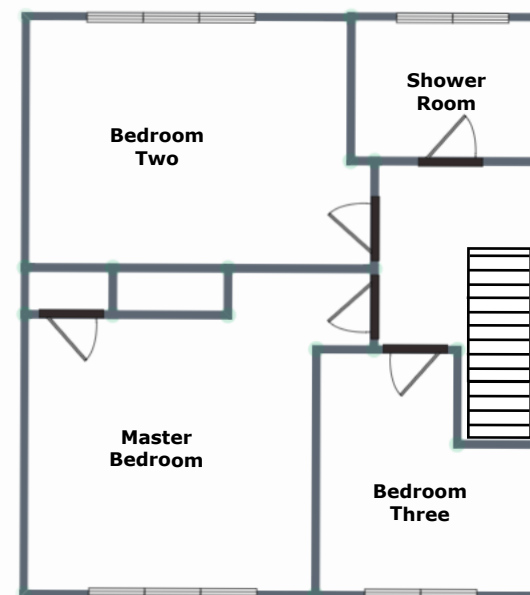
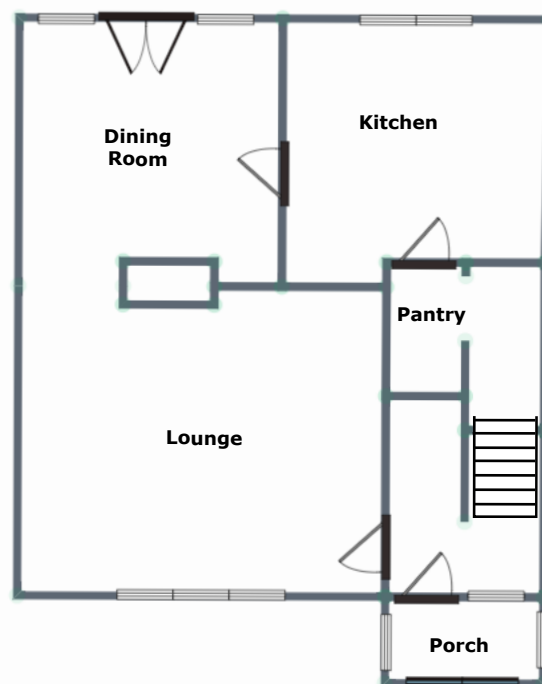
White suite comprising: shower cubicle, pedestal wash hand basin, low level W/C, wall tiling, tiled flooring, heated towel rail, ceiling light and window to rear.

VIEWING:

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

DISCLAIMER:

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