



Trent Valley Cottages
Streethay, Lichfield

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Lovett&Co. Estate Agents are pleased to offer for sale this charming two bedroom terraced cottage set back from the main road on a small private row of cottages with allocated parking and driveway, plus private south facing rear garden.

The property has a modern contemporary finish throughout whilst maintaining much of its character charm with stand out features of the property include: entrance porch/utility, well proportioned kitchen diner with red quarry tiled flooring, spacious lounge with fireplace, modern fitted bathroom and two bedrooms, the master bedroom being a good sized double.

The property benefits from UPVC double glazing and gas central heating throughout.

There is also potential to convert the attic space into a bedroom already having been boarded out and carpeted, having a pull down ladder and Velux window added to the rear.

The property is situated in Streethay, a sought after location and within walking distance of the City centre which offers a diverse range of amenities including local shops, cafes, restaurants and the Garrick Theatre. Excellent commuter links are available with the A38, M6 toll road, A5, A452 and there are both Cross and Inter City railway lines available with Lichfield Trent Valley station which is about 10 minutes away on foot.



PORCH/UTILITY:

Wooden stable front door, fitted work surface with space beneath for a fridge and freezer, further door to the kitchen diner.

KITCHEN/DINER:

13' 1" x 10' 1" (4.00m x 3.08m)

Range of matching wall and base units incorporating cabinets, drawers, cupboards and work surfaces, inset bowl sink and drainer with mono tap, integrated oven, 4 ring gas hob with extractor hood, space for washing machine and dishwasher, wall tiling, red quarry tiled flooring, ceiling light point, useful storage cupboard, space for dining table and chairs, windows to front and door to the lounge.

LOUNGE:

14' 0" x 12' 0" (4.26m x 3.66m)

Feature open cast iron grate fireplace, laminate flooring, radiator, TV & phone sockets, ceiling light point, staircase to the first floor and door to the rear garden.

FIRST FLOOR LANDING:

Carpeted flooring, ceiling light point, doors off to two bedrooms, family bathroom and access to the loft space via pull down ladder.

MASTER BEDROOM:

10' 10" x 12' 0" (3.31m x 3.66m)

Feature cast iron fireplace, built in wardrobe and storage cupboard, laminate flooring, radiator, ceiling light point and window to rear.





BEDROOM TWO:

10' 1" x 6' 8" (3.08m x 2.03m)

Built in wardrobe, laminate flooring, ceiling light point, radiator and window to front.

FAMILY BATHROOM:

Modern white suite comprising: bath with shower over, pedestal wash hand basin, low level W/C, heated towel rail, wall tiling, tiled flooring, ceiling light point and window to front.

EXTERNALLY:

The front garden has a paved driveway offering off-road parking whilst the private rear garden is enclosed by fenced borders and features; patio area and lawn ideal for entertaining, rear paved patio area plus a

garden shed, various trees, shrubs and flowerbeds.

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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