



Cedar Close
Burntwood

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Lovett&Co. Estate Agents are pleased to offer for sale this two bedroom ground floor maisonette, set on a generous sized and extremely private corner plot with gardens to the front and side.

The property comprises a generous open plan lounge, a contemporary new fitted breakfast kitchen (2024), two well-proportioned bedrooms, and a new modern bathroom (2025). Other benefits include new flooring, re-plastering and redecorated throughout (2024), upvc double glazing and gas central heating.

On the outside, the property boasts the previously mentioned private gardens, which include fenced borders, decked and gravel areas, a lawn, a variety of plants and shrubs, as well as a practical external storage cupboard. Additionally, there is off-road parking available for residents.

The property is well placed to take full advantage of local shopping facilities, together with a range of further facilities including doctors surgery, superstore, good local schooling, and excellent leisure facilities. Commuter benefits include A5, A38 and the M6 toll Road linking the Midlands Motorway network and there are both Cross and Inter City railway lines available from Lichfield Cathedral City with its tourist links and Garrick Theatre, being approximately 4 miles away.



PORCH:

Front entrance door, laminate flooring, ceiling light point, storage cupboard and door to:

LOUNGE:

4.96m (16'3') x 3.04m (9'12')

Feature modern wall mounted electric fire, carpeted flooring, TV point, ceiling light point, radiator, storage cupboard, window to front and door to:

HALL:

Laminate flooring, ceiling light point, storage cupboard and doors to kitchen, bathroom and two bedrooms.

KITCHEN:

3.04m (9'12') x 2.28m (7'6')

Range of matching wall and base units incorporating cabinets, cupboards, drawers with complementary roll-top work surfaces, space for oven and further appliances, inset bowl sink and drainer with mono tap, tiled splash back, laminate flooring, ceiling light point and window to rear.

BEDROOM ONE:

3.89m (12'9') x 3.18m (10'5')

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

BEDROOM TWO:

3.17m (10'5') x 3.16m (10'4')

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





BATHROOM:

Suite comprising: bath with electric shower, low level WC, pedestal hand wash basin, laminate flooring, ceiling light point, radiator and obscure window to rear.

TENURE:

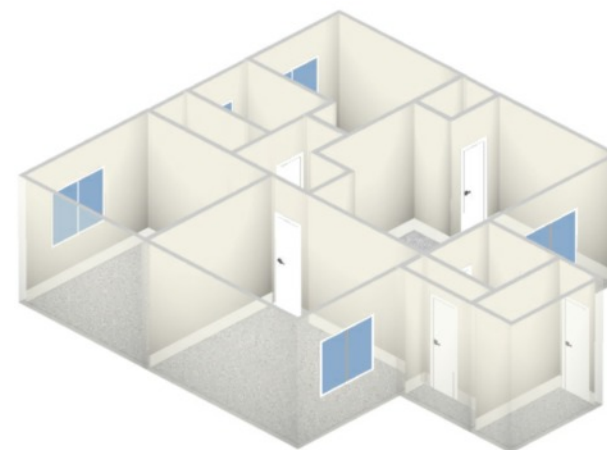
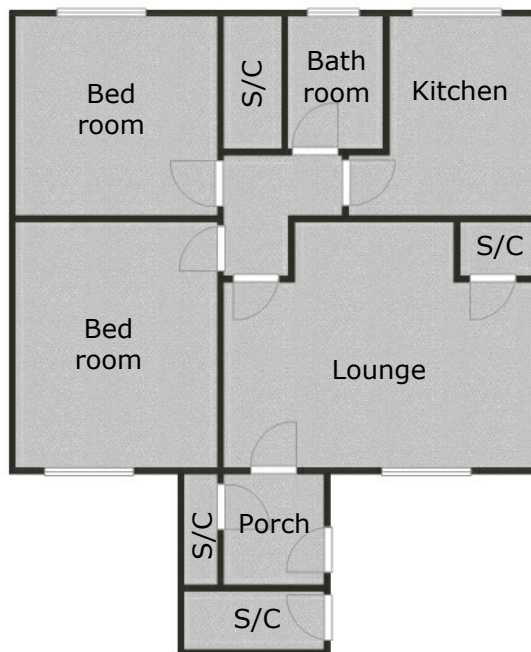
We have been advised that the property is leasehold.

VIEWING:

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

DISCLAIMER:

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