



Hampton Close, Tamworth



Property Description

Set in a quiet cul de sac in Perrycrofts, this detached home begins with a driveway and well looked after front garden that leads to a good sized garage that sits to the side of the home.

The property features in brief an entrance porch, hallway, lounge / dining room, conservatory, kitchen, three bedrooms and a well appointed bathroom with both a bath and separate shower cubicle. The rear garden is private and provides an ideal space to relax and entertain in.

The estate is well regarded, being close to both the centre and edge of Tamworth, so both amenities and countryside are in easy reach. Good schools are close by making it ideal with families and this home is offered with no onward chain. Call today for more information and to see inside.

Entrance Porch

Double glazed windows to front and side elevation.

Entrance Hallway

Central heating radiator, stairs to first floor accommodation and under stairs storage cupboard.

Lounge/ Diner

12' 6" max x 23' 4" max plus door recess (3.81m max x 7.11m max plus door recess)
Double glazed bow window to front elevation, two central heating radiators, electric fire place and french doors to conservatory.

Conservatory

8' 4" plus door recess x 5' 7" (2.54m plus door recess x 1.70m)

Kitchen

8' 6" x 10' 11" plus door recess (2.59m x 3.33m plus door recess)
Double glazed door to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, gas hob, electric oven, cooker hood and central heating radiator.

Landing

Double glazed window to side elevation, loft access and airing cupboard housing central heating boiler.

Bedroom One

12' x 10' 2" plus door recess (3.66m x 3.10m plus door recess)

Double glazed window to front elevation and central heating radiator.

Bedroom Two

9' 9" x 11' 2" plus door recess (2.97m x 3.40m plus door recess)

Double glazed window to rear elevation and central heating radiator.

Bedroom Three

8' 11" max x 8' 4" max (2.72m max x 2.54m max)

Double glazed window to front elevation and central heating radiator.

Bathroom

Double glazed window to rear elevation, W.C, wash hand basin, panelled bath with shower attachment, shower cubicle and heated towel rail.

Front Garden

Concrete driveway providing off parking and laid to lawn.

Rear Garden

Patio area, laid to lawn, mature planted borders and access to garage.

Garage

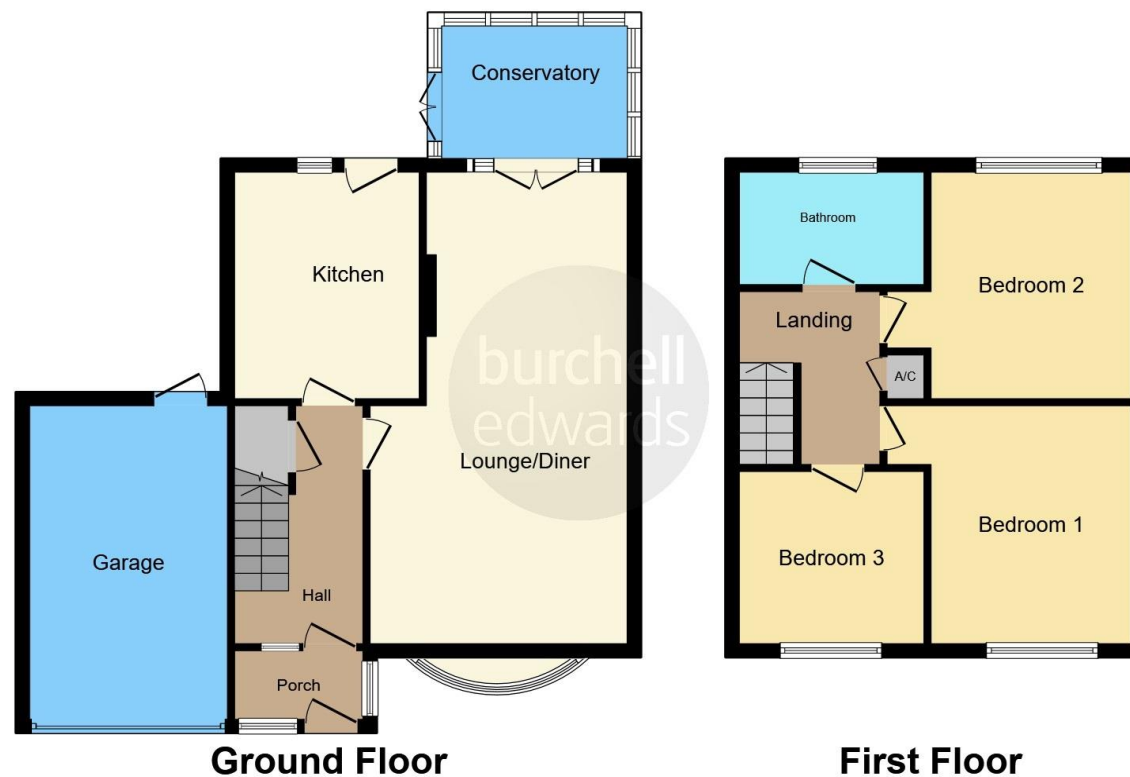
8' 2" max plus recess x 17' 1" (2.49m max plus recess x 5.21m)

Up and over door to front elevation and door to garden.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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T 01827 66400
E tamworth@burchelledwards.co.uk

1 Bolebridge Street
 TAMWORTH B79 7PA

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Tenure: Freehold

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