



Meadow Way, Tamworth

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edwards



Property Description

Meadow Way is popular with families and rightly so, with a robust road connections and local amenities including both a shop and school on the estate. This home is lucky to also enjoy easy access to the nature reserve, further boosting it's appeal.

The home begins with a driveway and front garden, along with a useful garage. Side access provides a useful route through to the rear garden which is a good sized and simply landscaped with a paved patio and lawn.

Inside, the home has a welcoming entrance hall with doors leading off to the Guest W.C., large kitchen / family room and a spacious lounge that sits to the front of the home and, as with the principal bedroom above, has a delightful bay window adding to the already impressive footprint. The well appointed kitchen area also offers access to a handy utility space which has access to the side entry.

Upstairs you will find a large principal bedroom and en suite in addition to three further well proportioned bedrooms- one of which also offers a second en suite shower room. The family bathroom is also sure to impress, being well maintained and decorated.

Have a look around with our virtual tour and call today to see inside!

Entrance Hallway

Understairs storage cupboard and central heating radiator.

Guest W.C

W.C, wash hand basin and central heating radiator.

Study

11' 3" x 5' (3.43m x 1.52m)
Double glazed window to side elevation.

Lounge

14' 7" max to bay x 10' 4" (4.45m max to bay x 3.15m)
Double glazed bay window to front elevation and central heating radiator.

Kitchen

12' 1" max x 27' 4" (3.68m max x 8.33m)
Double glazed window and French doors to rear elevation, double doors to study, a range of wall and base units with work surface over incorporating a sink with drainer unit, gas hob, cooker hood, dishwasher and verticle column radiator.

Utility Room

5' 10" plus door recess x 5' 3" (1.78m plus door recess x 1.60m)
Door to side elevation, wash hand basin, central heating radiator, space and plumbing for washing machine.

Landing

Loft access via hatch and airing cupboard.

Bedroom One

11' 3" x 17' 5" max to bay (3.43m x 5.31m max to bay)

Double glazed bay window to front elevation and central heating radiator.

En-Suite

Double glazed window to front elevation, W.C, wash hand basin, walk in shower cubicle and heated towel rail.

Bedroom Two

14' 9" max x 10' 2" max (4.50m max x 3.10m max)

Double glazed window to rear elevation and central heating radiator.

Bedroom Three

12' 5" x 9' 9" (3.78m x 2.97m)

Double glazed window to rear elevation and central heating radiator.

En-Suite

Double glazed window to rear elevation, W.C, wash hand basin, walk in shower and heated towel rail.

Bedroom Four

9' 7" x 8' 11" (2.92m x 2.72m)

Double glazed window to front elevation and central heating radiator.

Bathroom

W.C, wash hand basin, panelled bath and heated towel rail.

Front Garden

Tarmac driveway providing off road parking, paved side access and outside tap.

Rear Garden

Slabbed patio, laid to lawn and fencing to all boundaries.

Garage

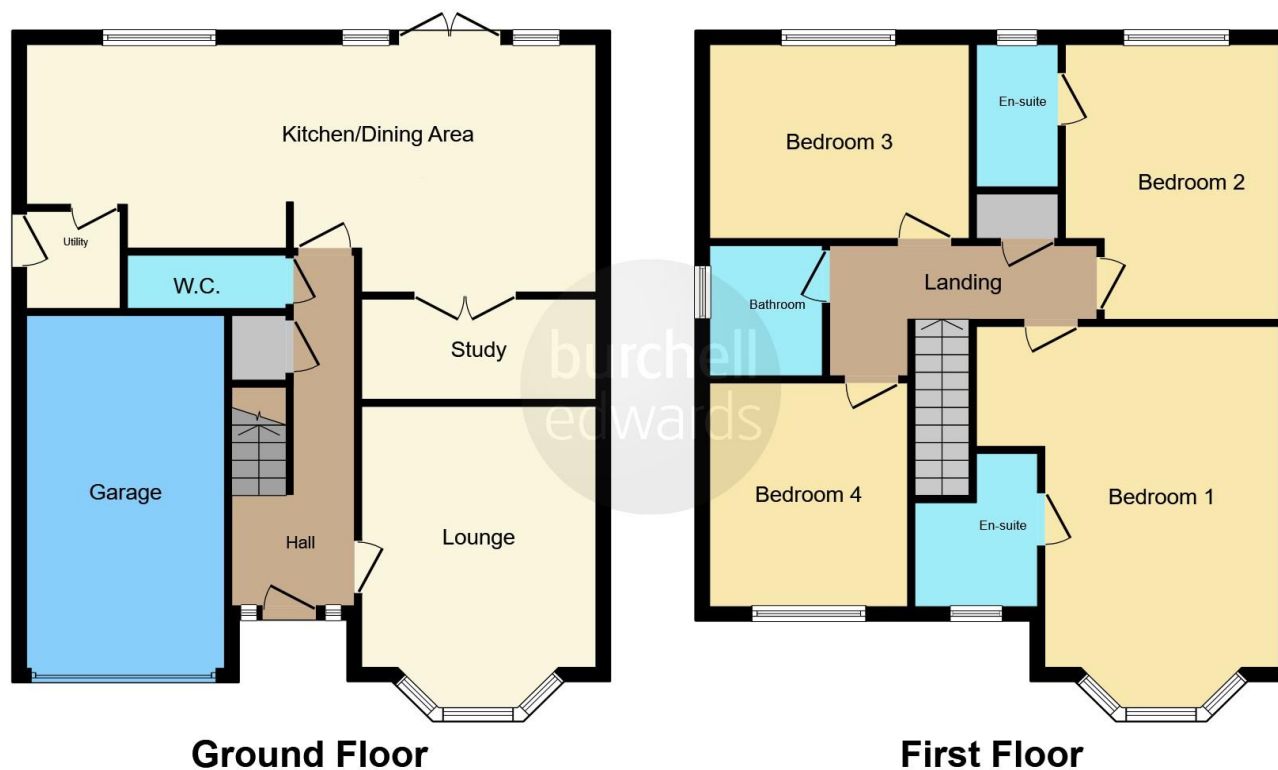
8' 9" max x 16' 3" (2.67m max x 4.95m)

Up and over door, power and lighting.









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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EPC Rating: B

Tenure: Freehold

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