



Maldale, Wilnecote, Tamworth

burchell
edwards

Maldale, Wilnecote, Tamworth, B77 4PH

for sale offers in the region of
£425,000



Property Description

An attractive detached bungalow in an enviable location! The property sits on a large plot with excellent potential and features a large landscaped rear garden.

The home comprises in brief of a driveway, entrance hallway, large lounge, dining area, spacious kitchen, separate utility room, three good sized bedrooms, one of which offers an en suite, and a shower room. The home is excellent condition and would suit someone with with a large or extended family. A viewing is highly recommended, so call today to arrange your visit inside!

Lounge

16' 5" max x 18' 11" max (5.00m max x 5.77m max)
Two central heating radiators and gas fire.

Dining Room

11' 9" x 8' 10" (3.58m x 2.69m)
Double glazed bow window to front elevation.

Kitchen

11' 7" x 9' 11" plus entry (3.53m x 3.02m plus entry)
Double glazed windows to front and side elevations, a range of wall and base units with work surface over incorporating a sink with drainer unit, Tower oven and grill, electric hob, cooker hood, dishwasher and microwave,

Utility Room

Door to side elevation, a range of wall and base storage units, sink with drainer unit, central heating radiator, space and plumbing for washing machine.

Conservatory

17' 3" x 10' 10" (5.26m x 3.30m)
Double glazed windows to rear and side elevations, double glazed French doors to rear elevation and central heating radiator.

Inner Hallway

Loft access via hatch.

Bedroom One

11' 9" x 10' 7" (3.58m x 3.23m)

Double glazed bow window to front elevation and fitted furniture.

En-Suite

Double glazed obscure window to side elevation, W.C, wash hand basin, shower and heated towel rail.

Bedroom Two

10' 7" x 9' 9" (3.23m x 2.97m)

Double glazed window to rear elevation and central heating radiator.

Bedroom Three

9' 10" x 7' 3" max (3.00m x 2.21m max)

Double glazed window to rear elevation and central heating radiator.

Bathroom

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

Rear Garden

Patio area, mature trees and shrubs.

Garage

17' 6" x 16' (5.33m x 4.88m)

Two electric roller shutter doors, double glazed window to side elevation, door to rear elevation, 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

To view this property please contact Burchell Edwards on

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1 Bolebridge Street
TAMWORTH B79 7PA

EPC Rating: C Council Tax
Band: D

Tenure: Freehold

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