



Worthing Grove, TAMWORTH

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edwards



Property Description

This charming and well proportioned home sits in a prime location on this new estate on the west side of Tamworth. With just a few other homes on this spur of the cul de sac, the location feels both premium and private.

The home begins with two car parking spaces to the front of the property. Inside, you are welcomed by an entrance hall with stairs off to the first floor and doors leading to a well equipped front facing kitchen, a guest W.C, and a lounge that overlooks the well tended and private rear garden.

Upstairs, there are two double bedrooms and both of these feature their own en suite, making this a rarefied home type with only a few other examples being built on this site.

Call us today for more information and to arrange your visit inside.

Entrance Hallway

Door to front elevation and central heating radiator.

Guest W.C

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

Lounge

15' max x 12' max (4.57m max x 3.66m max)
Double glazed window with shutters, under stairs storage cupboard, central heating radiator.

Kitchen

9' 11" x 7' 1" (3.02m x 2.16m)
Double glazed window to front elevation with shutters, a range of wall and base units with work surface over incorporating a sink with drainer unit, four ring gas hob, electric oven, cooker hood, space and plumbing for washing machine and dishwasher, space for fridge freezer.



Landing

Airing cupboard.

Bedroom One

13' 5" x 8' 7" (4.09m x 2.62m)

Double glazed window to rear elevation with shutters, central heating radiator and two double wardrobes.

En-Suite

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

Bedroom Two

11' 6" max x 10' 4" (3.51m max x 3.15m)

Double glazed window to front elevation with shutters, over stairs storage cupboard.

En-Suite

Double glazed window to front elevation, W.C, wash hand basin, panelled bath and heated towel rail.

Front Garden

Tarmac driveway providing off road parking for two vehicles.

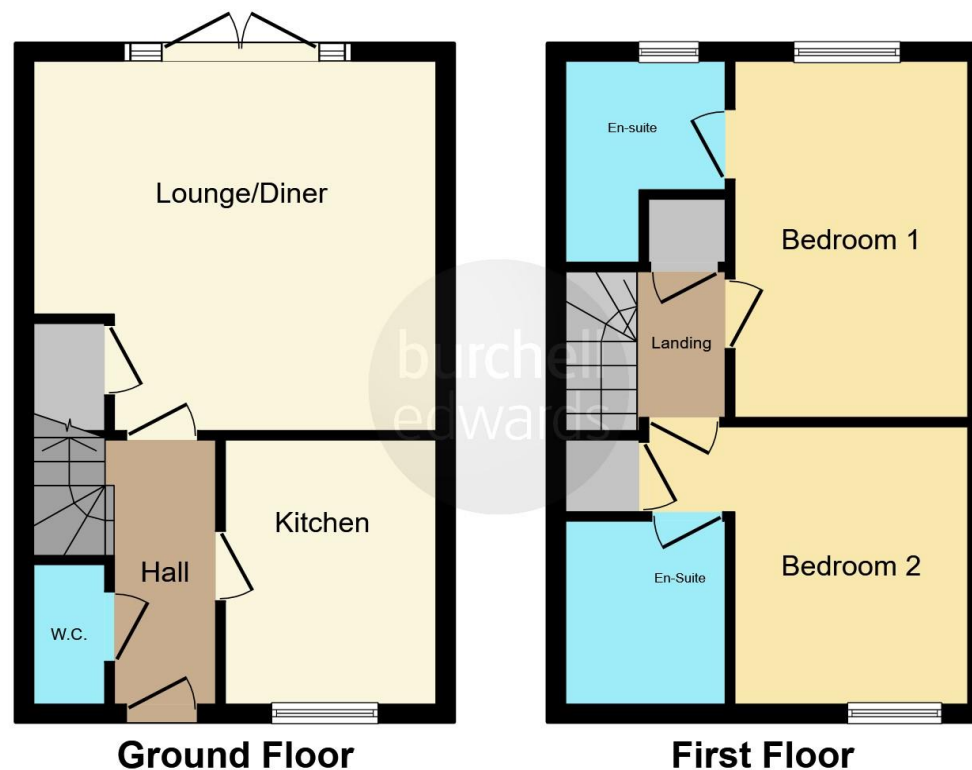
Rear Garden

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









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 Council Tax
 Band: B

Tenure: Freehold

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Property Ref: TAM207116 - 0005