



**Connells**

Leet Court  
Handsacre Rugeley



### Property Description

\*\*BEAUTIFULLY PRESENTED ONE BEDROOM PROPERTY - IDEAL FOR FIRST TIME BUYERS, LANDLORDS OR DOWNSIZERS\*\*

Connells are pleased to offer for sale this superbly presented, spacious one bedroom end of terraced house located in a pretty Handsacre cul de sac.

The property would make an excellent investment for landlords looking to support their portfolios, as well as first time buyers or those looking to downsize.

The property is set within a pleasant cul de sac, within the sought after semi rural village of Armitage and Handsacre and is just a short walk away from all the great amenities the village has to offer. \*SEMI-RURAL FEEL\*

The property features a spacious open plan lounge-diner, modern fitted kitchen off. Upstairs there is a spacious bedroom, well proportioned bathroom and landing area.

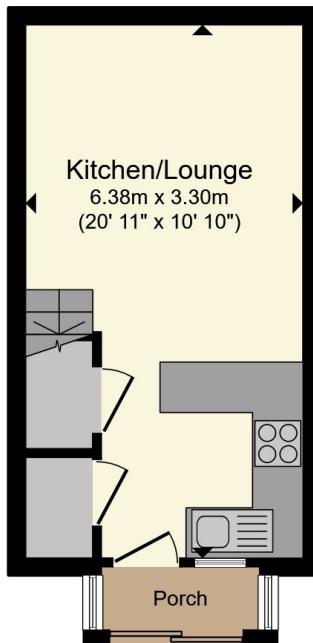
Externally is a private rear garden and parking for two cars to a side driveway.

\*\*CALL CONNELLS FOR MORTGAGE ADVICE IF NEEDED AND TO REGISTER INTEREST ON THIS SPLENDID PROPERTY\*\*

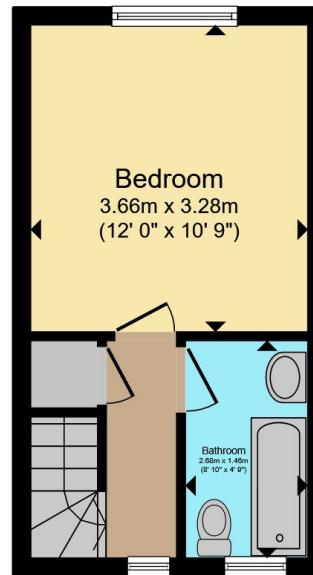








**Ground Floor**



**First Floor**

Total floor area 43.6 m<sup>2</sup> (469 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

**Connells**

To view this property please contact Connells on

**T 01543 262 376**  
**E lichfield@connells.co.uk**

11 & 13 Bore Street  
 LICHFIELD WS13 6LZ

EPC Rating: F    Council Tax  
 Band: A

Tenure: Freehold

view this property online [connells.co.uk/Property/LFD312049](http://connells.co.uk/Property/LFD312049)



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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