



## 38 Redwood Drive, Burntwood, WS7 2AS

£250,000

- A Beautiful semi-detached family home
- Modern fitted kitchen
- Easy access to transport links & The M6 Toll
- Gas central heating & Double glazing
- Guest W.C & main bathroom
- Viewing recommended

# 38 Redwood Drive, Burntwood WS7 2AS

Chariot Estates are pleased to bring to the market this beautifully presented three bedroom semi-detached property. Briefly comprising of an entrance hallway, guest W.C., modern fitted kitchen, great sized lounge, conservatory and three bedrooms.

With a newly laid driveway providing curb appeal and ample of road parking. A neatly laid easy maintenance garden idea for entertaining in the summer or enjoying some quiet time in the sunshine.

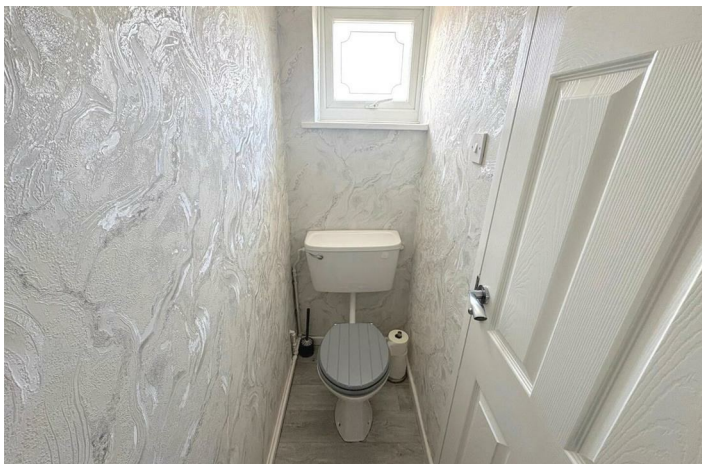
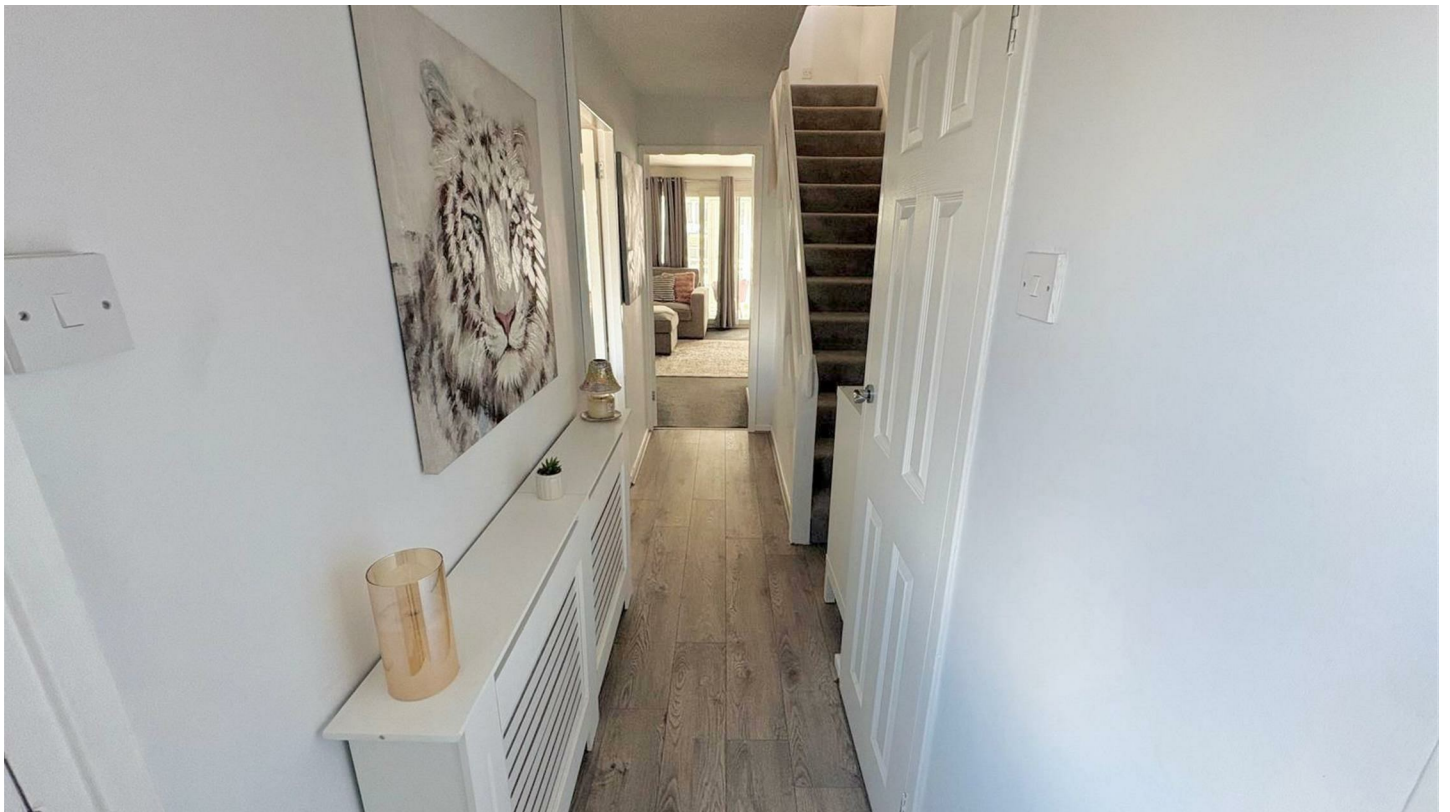
This beautiful home is perfect for families seeking a comfortable living space in a friendly neighbourhood. With its modern features and thoughtful design, it is ready for you to move in and make it your own. perfectly located near to schools, commuter routes and shops, Don't miss the opportunity to view this lovely property and experience all that it has to offer.

All measurements being approx:

ENTRANCE HALL:



Council Tax Band: B







## Directions

## Viewings

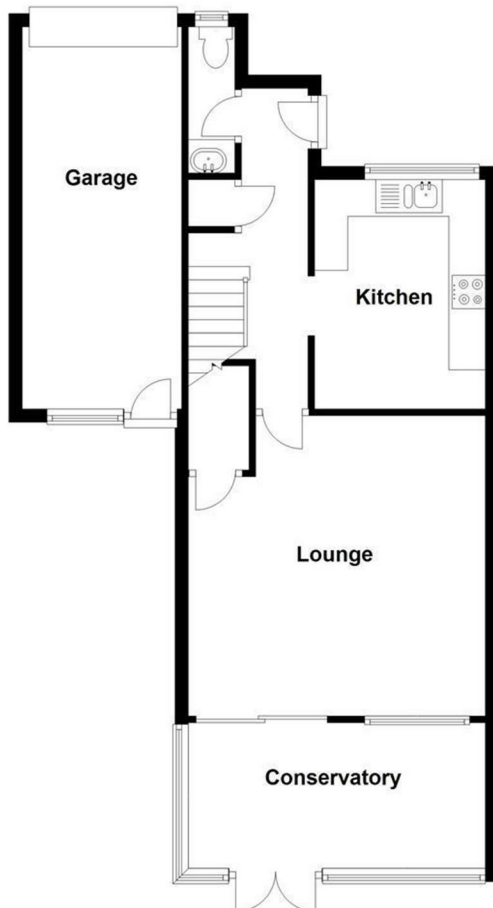
Viewings by arrangement only. Call 01543 686877 to make an appointment.

## EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>81</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>62</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Approx. 63.7 sq. metres (686.1 sq. feet)



## First Floor

Approx. 36.7 sq. metres (395.2 sq. feet)

