

Lovett & Co.
estate agents

Baker Street
Burntwood





Lovett&Co. Estate Agents are delighted to offer for sale this exceptionally spacious and characterful three/four-bedroom detached family residence, offering an abundance of versatile living accommodation throughout.

Set on a generous plot, this impressive home is perfectly suited to large or growing families, with extensive living space arranged over two floors. The ground floor features a superb open-plan family living area incorporating the kitchen, dining and sitting spaces, creating the ideal hub for modern family life and entertaining. In addition, there is a substantial lounge, a large rear sitting room, a bright and airy orangery, a versatile front reception room which could be utilised as a sitting room, home office or fourth bedroom, together with a ground floor bathroom and welcoming spacious hallway.

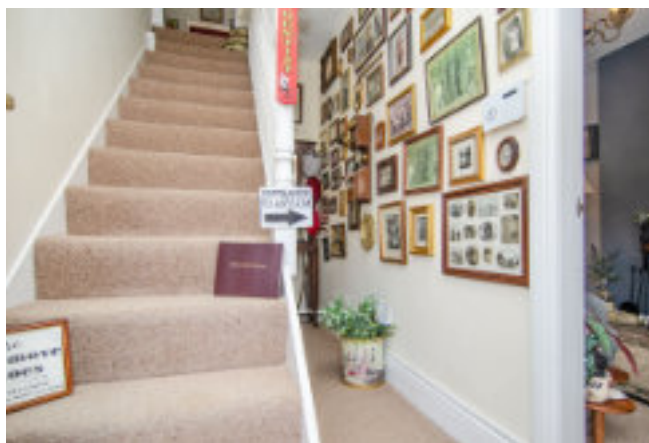
To the first floor, the property continues to impress with three generously sized double bedrooms, a family bathroom, a spacious landing area and an attractive feature balcony.

Externally, the home enjoys a large, private rear garden providing excellent outdoor space for families and entertaining. To the rear of the plot there is potential off-road parking with gated access, alongside a substantial outbuilding offering a range of possible uses including storage, workshop space or further development potential, subject to the necessary consents.

Combining character, flexibility and exceptional proportions throughout, this unique detached home presents a rare opportunity to acquire a property ideally suited to modern family living.

It is well placed to take full advantage of local shopping facilities, together with a range of further facilities including doctors surgery, superstore, good local schooling, and excellent leisure facilities. Commuter benefits include A5, A38 and the M6 toll Road linking the Midlands Motorway network and there are both Cross and Inter City railway lines available from Lichfield Cathedral City with its tourist links and Garrick Theatre, being approximately 4 miles away.





RECEPTION HALL:

Front entrance door, carpeted flooring, ceiling light point, useful storage cupboard, stairs to first floor accommodation and door to lounge.

LOUNGE:

2.95m x 6.79m

Feature fireplace, carpeted flooring, TV & phone sockets, ceiling light points, radiators, cupboard housing boiler, window to front, doors to open plan living room and sitting room.

OPEN PLAN LIVING SPACE:

5.11m x 5.72m

Generous family living space featuring a charming fireplace with decorative surround, wood-effect flooring and high ceilings with ornate coving. The room offers ample space for a range of living furniture. A wide opening with exposed timber beam leads through to the kitchen area, creating an open and sociable feel while retaining the character and warmth of a traditional reception room. Ceiling light point, radiator, door to sitting room and window to the side.

KITCHEN:

Range of matching wall and base units incorporating cupboards, drawers, cabinets and work surfaces, inset bowl sink and drainer with mono tap, oven and 4 ring hob with extractor fan, space for further appliances, tiled flooring, ceiling light point and door to garden.

SITTING ROOM/OFFICE/BEDROOM:

3.78m x 3.66m

Carpeted flooring, coving, ceiling light points and radiator windows to front.

SITTING ROOM AND REAR ORANGERY:

3.01m x 6.76m

Tiled flooring, coving, ceiling light points and radiator windows to side and French doors to rear garden.

GROUND FLOOR BATHROOM:

White suite comprising a corner bath, low-level WC and wash hand basin. window to side, tiled flooring, sky light and ceiling light point.

FIRST FLOOR LANDING:

Large open landing featuring carpeted flooring, ceiling light point, doors off to three bedrooms, family bathroom, feature balcony and access to loft.

MASTER BEDROOM:

3.73m x 3.77m

Carpeted flooring, radiator, ceiling light point and window to front.



BEDROOM TWO:

2.97m x 2.87m
 Carpeted flooring, radiator, ceiling light point, door to feature balcony and window to front.

BEDROOM THREE:

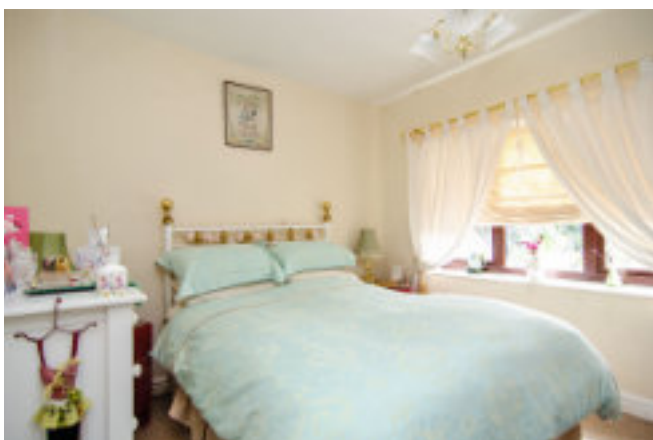
2.97m x 2.87m
 Carpeted flooring, window to rear, ceiling light points and radiator.

FAMILY BATHROOM:

White suite comprising panelled bath and separate shower cubicle, tiled flooring, ceiling light point, window to rear and ample space for additional storage or furnishings.

VIEWING:

Please contact us on 01543 889410 if you would like to arrange a viewing appointment for this property or require further information.



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