Lovett & Co estate agents



Trent Valley Road
Lichfield

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Lovett & Co. Estate Agents are pleased to offer for sale this deceptively spacious three-bedroom terraced property, ideally situated within easy walking distance of the city centre and its wide range of shops, amenities and transport links.

Occupying a generous plot, the property benefits from a substantial frontage providing off-road parking for several vehicles, together with a good-sized, private rear garden featuring a patio seating area and lawn plus hidden rear garden, offering an ideal outdoor space for families and entertaining.

The accommodation briefly comprises: a welcoming entrance hallway, spacious lounge and an impressive open-plan kitchen-diner featuring a stylish kitchen island. The kitchen was refurbished in 2025 and further benefits from new French doors installed the same year, creating an attractive connection between the indoor living space and rear garden. There is also a guest w/c and utility.

To the first floor, there are three well-proportioned bedrooms and a large family bathroom, which was newly fitted in 2022.

Further benefits include UPVC double glazing, gas central heating with a Hive smart heating system and Alexa-controlled recessed spotlights in selected rooms.

Made famous by its three-spired cathedral, Lichfield is found within un spoilt surroundings that are steeped in history and heritage. The city centre retains its Georgian charm while delivering contemporary shopping, restaurants and leisure convenience for its residents. Along with the highly regarded Garrick Theatre, there are many public parks and open gardens including Beacon Park in the city centre, which hosts a range of community events and food & music festivals throughout the year.

RECEPTION HALL:
Entrance door, lino flooring, ceiling light point, radiators, carpeted stairs to first floor and doors to the lounge and dining area.

LOUNGE:
4.34m x 3.60m
Carpeted flooring, coving, ceiling light point, radiator, TV aerial points and bay window to front.

KITCHEN-DINER:
4.08m x 3.73m
Range of matching wall and base units incorporating cabinets, drawers and work surfaces, inset bowl sink and drainer with mono tap, space for a cooker and further appliances, pantry and large cupboard currently used as an office, wooden flooring, feature kitchen island, recessed spot lights and feature ceiling light point, French doors to the garden, door to utility area with space and plumbing for a washing machine and wall mounted boiler.

FIRST FLOOR LANDING:
Carpeted flooring, ceiling light point, loft access hatch, doors off to three bedrooms and family bathroom.

MASTER BEDROOM:
4.26m x 2.87m
Carpeted flooring, ceiling light point, radiator, window to rear.

BEDROOM TWO:
3.65m x 2.87m
Carpeted flooring, ceiling light point, radiator and window to front.











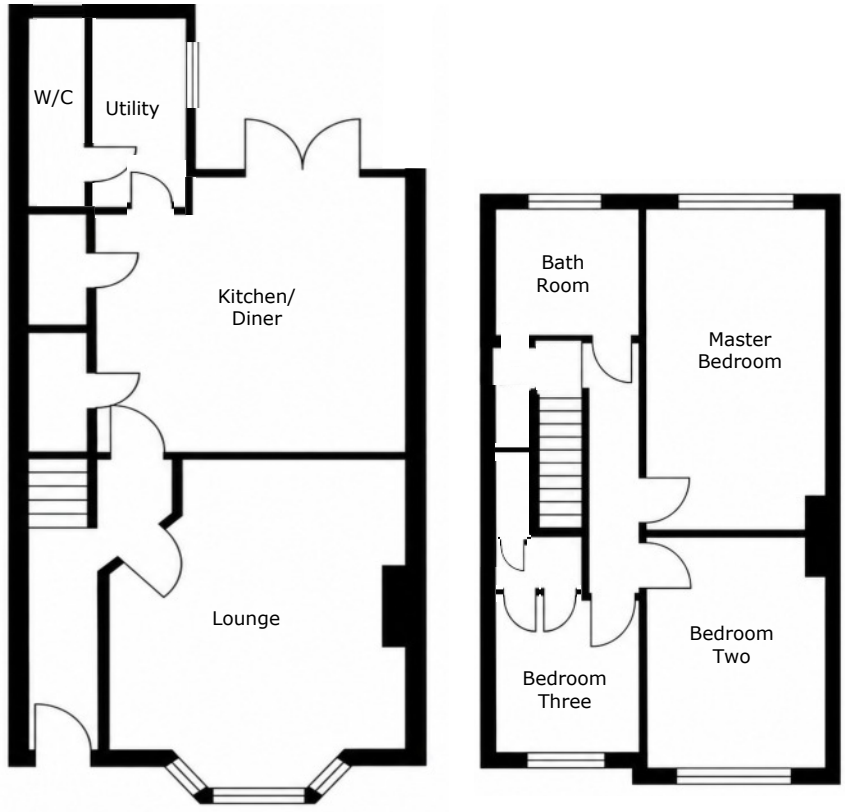


BEDROOM THREE:
3.42m x 2.26m
Built in cupboard, carpeted flooring, ceiling light point, radiator and window to front.

FAMILY BATHROOM:
Large suite comprising: bath with shower attachment, cabinet wash hand basin, low level WC, ceiling light point, wall tiling and window to the rear.

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

DISCLAIMER:
These particulars are set up as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of an offer or contract. The sellers has given permission for all descriptions, dimensions, references to conditions, tenure, service charges and necessary permissions for use, occupation and other details to be used and we have taken them in good faith whether included or not & whilst we believe them to be correct, any intending purchasers or tenants should not rely on them as representations or fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them and have this certified during the conveyancing by their solicitor. No person in the employment of Lovett&Co has any authority to make or give any representation or warranty whatsoever in relation to this property.



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The Property
Ombudsman