

# HUNTERS®

HERE TO GET *you* THERE



**Dama Road**  
Fazeley, Tamworth, B78 3SU

Asking Price £330,000



Council Tax: C



# 31 Dama Road

## Fazeley, Tamworth, B78 3SU

Asking Price £330,000



### Front

Driveway with parking for multiple vehicles

### Lounge

23' 4" x 10' 3" (7.01m 1.22m x 3.05m 0.91m)  
Double glazed window to front, carpeted flooring, patio doors to garden, ceiling light, radiator, power points

### Kitchen

11' 8" x 9' 4" (3.35m 2.44m x 2.74m 1.22m)  
Double glazed window to rear, wood effect vinyl flooring, tiled splash back, wall and base units, built in oven and hob, stainless steel sink and drainer, built in cupboard, radiator, power points

### Conservatory

12' 3" x 10' (3.66m 0.91m x 3.05m)  
Double glazed double doors to side, wood effect vinyl flooring, power points

### Bedroom One

14' x 10' 3" (4.27m x 3.05m 0.91m)  
Double glazed window to front, carpeted flooring, ceiling light, radiator, power points

### Bedroom Two

13' 9" x 9' (3.96m 2.74m x 2.74m)  
Double glazed window to front, carpeted flooring, ceiling light, radiator, power points

### Bedroom Three

11' 9 x 11' 6" (3.35m 2.74m x 3.35m 1.83m)  
Double glazed window to rear, carpeted flooring, ceiling light, radiator, power points

### WC

Double glazed window to side, tile effect vinyl flooring, part tiled walls, low flush WC, hand wash basin, heated towel rail

### Showroom

Double glazed window to front, tile effect vinyl flooring, part tiled walls, low flush WC, sink and vanity unit, walk in shower, heated towel rail, extractor fan

### Rear

Overlooking Drayton Manor Farm, brook at the bottom for fishing



## Road Map



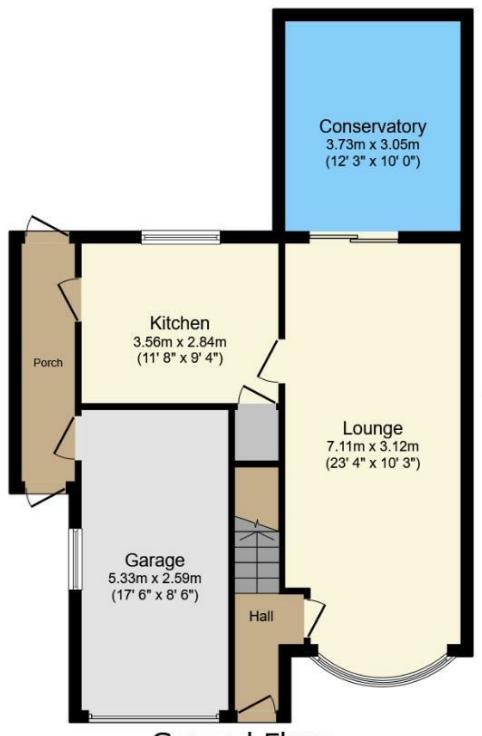
## Hybrid Map



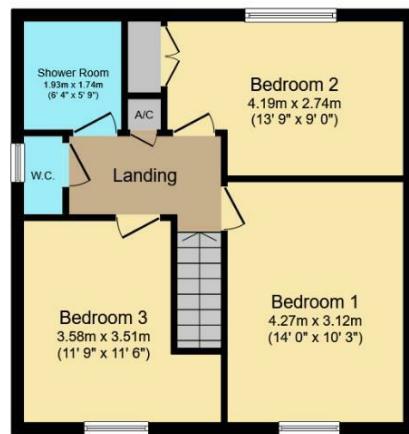
## Terrain Map



## Floor Plan



Ground Floor  
Floor area 69.8 sq.m. (751 sq.ft.)



First Floor  
Floor area 47.8 sq.m. (515 sq.ft.)

Total floor area: 117.6 sq.m. (1,266 sq.ft.)

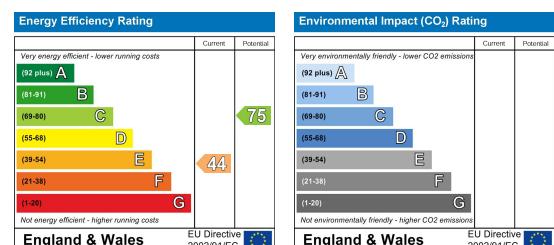
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.co](http://www.Propertybox.co)

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## Viewing

Please contact our Hunters Tamworth Office on 01827 66277 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.