ROYSTON & LUND

Portleys Lane, Drayton Bassett, Tamworth

£783,500

- Character Barn Conversion within Courtyard Development
- Superb Kitchen/Dining Room with French Doors to the Rear
- Spacious Driveway plus Visitor Spaces
- Freehold
- Stunning Original Features Throughout
- Master Bedroom with Ensuite & Walk In Wardrobe
- Double Garage Partially Converted to Gym/Office
- Spacious Lounge
- Four Further Bedrooms
- Council Tax Band F - EPC Rating - C

1 Victoria Road, Tamworth, Staffordshire, B79 7HL
01827 66686

tamworthenquiries@royston-lund.co.uk
www.royston-lund.co.uk

The Granary Portleys Lane, Tamworth B78 2AB

Royston and Lund are delighted to present this charming and individual barn conversion, nestled within an attractive courtyard development and approached via a shared driveway. The property offers a wealth of character features throughout, ample resident parking, and additional visitor spaces for the development.

Thoughtfully converted in 2004, the home provides immaculately presented and spacious accommodation ideal for family living. At its heart is a superb open-plan kitchen and dining room, complete with a Range cooker and French doors opening onto the rear garden — perfect for both everyday living and entertaining. A separate utility room and guest cloakroom add practicality, while the generous lounge features a brick built fireplace with inset gas fire and French doors, creating a warm yet airy living space.

To the first floor, a striking large landing with log burner used as a sitting area, benefits from full-width windows and a skylight, flooding the space with natural light and offering delightful countryside views. The master bedroom enjoys its own ensuite and walk-in wardrobe, four further bedrooms and a family bathroom complete the upper accommodation.

Externally, the property continues to impress with a detached double garage, partially converted to provide a versatile gym or home office space. The substantial rear garden is predominantly laid to lawn and complemented by a patio and seating area, ideal for outdoor entertaining.

Situated on the edge of the highly regarded village of Drayton Bassett and surrounded by picturesque countryside, the home enjoys a peaceful yet convenient setting. Nearby Tamworth offers a wide range of amenities, including Tamworth Castle, SnowDome, and Ventura Retail Park.

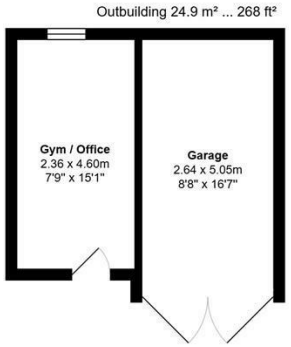
Excellent transport links are close at hand, with easy access to the M42 motorway and A5 road, connecting to Birmingham and other major Midlands centres. Rail services from Tamworth and Lichfield Trent Valley provide direct links to London and beyond.

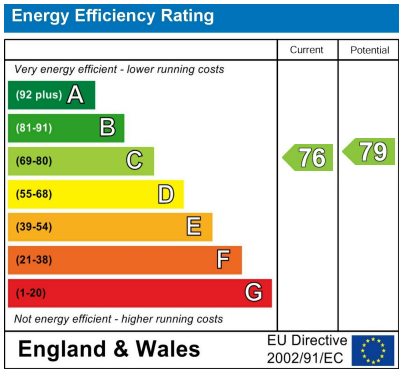
5 2 2 C

Council Tax Band: F

Total Area: 212.5 m² ... 2287 ft²

All measurements are approximate and for display purposes only





Viewings

Viewings by arrangement only. Call 01827 66686 to make an appointment.

Council Tax Band

F

1 Victoria Road, Tamworth, Staffordshire, B79 7HL
01827 66686

tamworthenquiries@royston-lund.co.uk
www.royston-lund.co.uk