



Shelley Road,
Burntwood, WS7 2HR

Offers in the Region Of £310,000

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DETACHED BUNGALOW IN SOUGHT AFTER LOCATION!!

Welcome to Shelley Road, a superb detached bungalow situated in a sought after location with spacious accommodation for modern living.

Internally you have an inviting entrance porch, welcoming reception room, modern well equipped kitchen space, two well proportioned bedrooms, a large versatile conservatory/orangery and completing the living space is the shower/wet room.

Outside a lovely privately enclosed rear garden that is low maintenance but also a blank canvas for any keen gardener or even those looking to extend. To the fore is a multi vehicle driveway providing plenty of off road parking. You also have the added benefit of a garage (currently used as a workshop).

Nearby amenities include a handful of shops, easily accessible transport links and also just a short drive to Lichfield City Centre.

The bungalow itself has been adapted for wheelchair use with wider doorways, low level access and ramp at the front.

CALL NOW TO VIEW!!!







Property Specification

DETACHED BUNGALOW
SOUGHT AFTER LOCATION
LARGE LIVING ROOM
MODERN KITCHEN
WET ROOM/SHOWER ROOM

Porch

Living Room 5.13m (16'10") x 4.34m (14'3")

Kitchen 4.68m (15'4") x 2.78m (9'1")

Shower Room

Bedroom 1 5.14m (16'10") x 3.37m (11'1")

Bedroom 2 4.07m (13'4") x 3.41m (11'2")

Conservatory 13' 11" x 10' 8" (4.24m x 3.25m)

Garage 17' 3" x 8' 3" (5.27m x 2.51m)

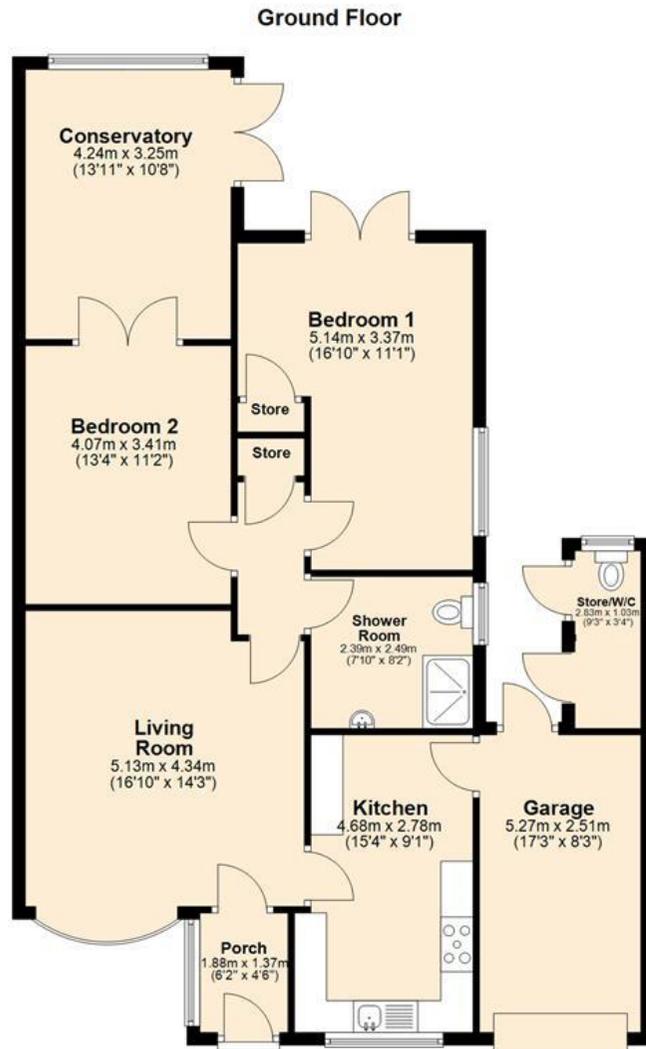
Store/W/C

Viewer's Note:

Services connected: Gas, Electric, Water, Drainage
Council tax band: C
Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only



Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		

Map Location

