



Fielding House, The Laurels, Fazeley, TAMWORTH





Property Description

The Laurels in Fazeley is a charming gated development with attractive communal spaces and well designed purpose built apartments. This home is in Fielding House which sits to the rear of the site, and being on the second floor the property offers fantastic views- especially from the balcony off the main living space.

A secure entrance hall has stairs leading up the apartment which you will find an entrance hall, kitchen / living space, a bathroom and two bedrooms. The property is in fantastic condition and decorated in a contemporary style.

Call us today for more information and to see inside!

Entrance Hall

Intercom and doors leading to:

Open Plan Living Space

Juliet balcony with fantastic views and space for a table and chairs, double glazed window to the side, electric wall heaters, wall and base units with work surfaces over, sink and drainer unit, electric oven and hob and space for appliances.

Bedroom One

Double glazed window to the rear, electric wall heater and built in wardrobes.

Bedroom Two

Double glazed window to the side and electric wall heater.

Bathroom

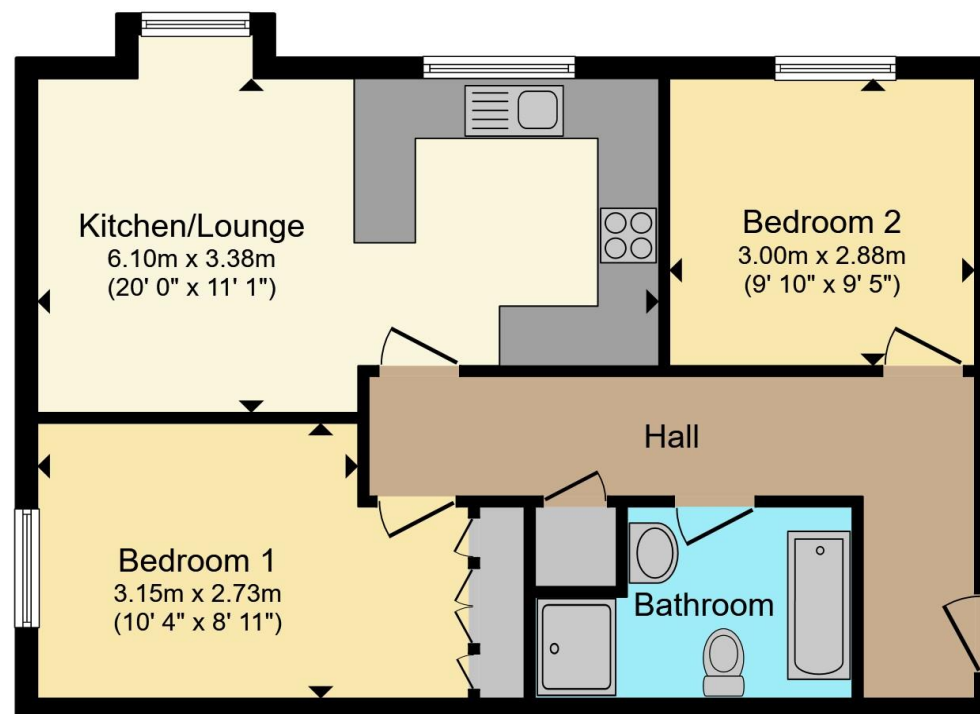
Panel bath, low level W.C, wash hand basin and walk in shower.











Total floor area 57.6 m² (620 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.io



To view this property please contact Burchell Edwards on

T 01827 66400
E tamworth@burchelledwards.co.uk

1 Bolebridge Street
 TAMWORTH B79 7PA

EPC Rating: C Council Tax
 Band: C

Service Charge:
 2239.82

Ground Rent:
 250.00

Tenure: Leasehold

view this property online burchelledwards.co.uk/Property/TAM207570

This is a Leasehold property with details as follows; Term of Lease 155 years from 01 Jan 2011. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Burchell Edwards is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.burchelledwards.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: TAM207570 - 0003