



## 21 Mulberry Drive, Lichfield, WS13 6FF

Offers in the region of £185,000

- **\*\*NO ONWARD CHAIN\*\***
- Shower Room and En Suite
- Good Condition
- Ground Floor
- Fitted Kitchen
- Two Bedrooms
- Allocated Parking Space

## 21 Mulberry Drive, Lichfield WS13 6FF

Alexandra Grace Properties offer for sale this ground floor apartment with NO CHAIN. A very comfortably styled property has well proportioned rooms throughout, appealing to first time buyers, down sizers, those needing No stairs or Investors alike.

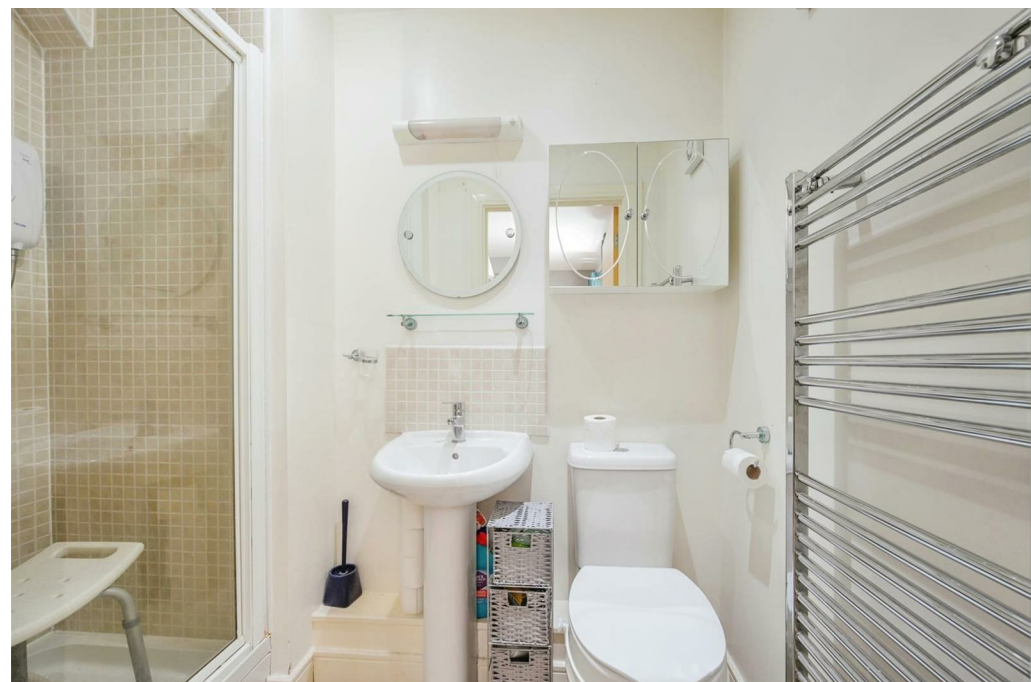
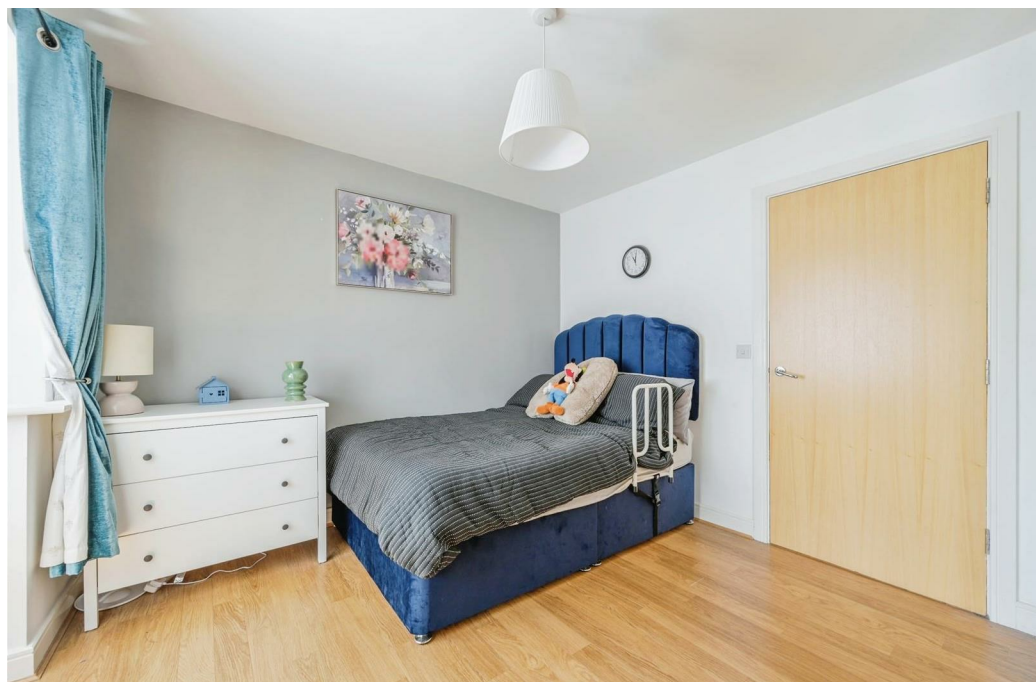
Mulberry Drive boasts a modern development of apartments located just off Trent Valley Road in Lichfield close to a huge amount of local amenities including some great schools, shops, restaurants and transport links including TRENT VALLEY TRAIN STATION NEARBY.

The property itself briefly comprises of a Hallway, Lounge-Diner, Fitted Kitchen, Shower Room and Two Bedrooms, master with an En-Suite. We can also offer a private parking space along with plenty of visitor parking.

**\*\*NO ONWARD CHAIN\*\* \*\*HIGHLY DESIRABLE AREA\*\* \*\*LICHFIELD LOCATION\*\* \*\*GROUND FLOOR\*\***



Council Tax Band: B



Entrance Hall

Lounge/Diner

15'5" x 14'1"

Fitted Kitchen

11'1" x 6'6"

Master Bedroom

12'1" x 9'10"

En Suite

Bedroom 2

12'1" x 9'2"

Family Bathroom

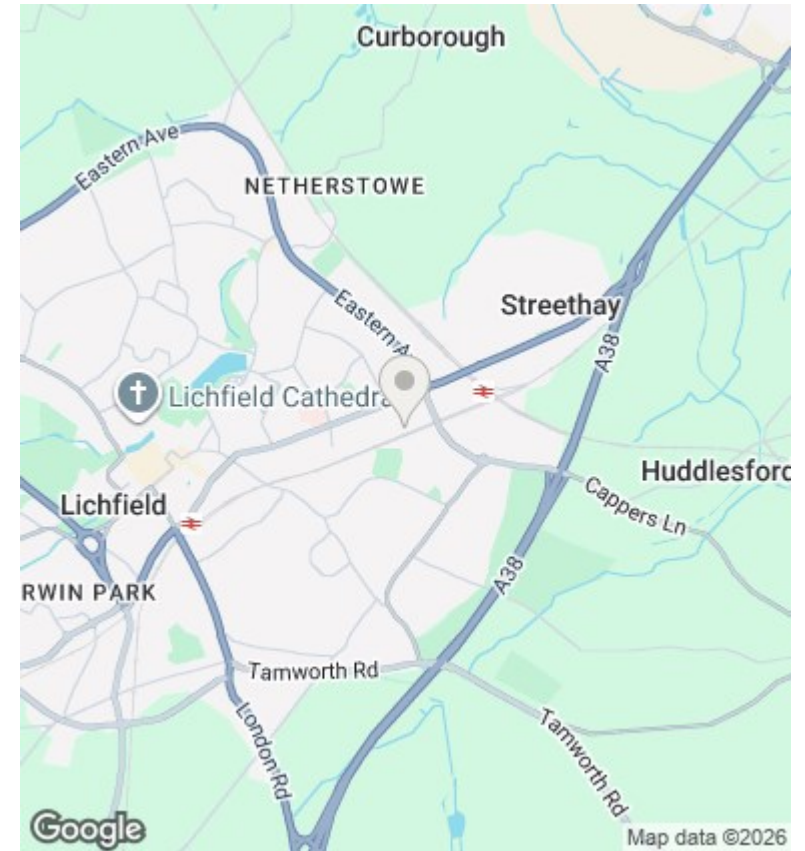
Allocated Parking Space







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.focalagent.com



## Directions

## Viewings

Viewings by arrangement only. Call 01543 222 700 to make an appointment.

## Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	