



**Connells**

Burton Old Road  
Streethay Lichfield

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Streethay Lichfield WS13 8LJ

for sale offers in the region of  
**£437,500**



### Property Description

Connells are pleased to bring to the market this fantastic and rather substantial Lichfield family home. Boasting a pleasant location close to the Train Station and plenty of local amenities and boasting the A38 in close proximity.

This wonderfully presented and extended three bedroom home is the perfect property for a growing family, Offering a wealth of space with a lounge/snug to the fore a perfect area for family time together, an extended kitchen with dining room and family space which is a great area over looking the enclosed rear garden. To the first floor there are three bedrooms, master with en suite shower and a newly renovated bathroom.

The property is in ready to move in condition and is a perfect position for all amenities. A definite must see property could this be your forever home ? Call Connells today to secure your viewing.



**Entrance Hall**

**Guest W/C**

**Lounge**

11' 8" x 9' 5" ( 3.56m x 2.87m )

**Kitchen/Family Room**

17' 7" MAX extending to x 16' 3" MAX ( 5.36m MAX extending to x 4.95m MAX )

**Dining Room/Area**

12' 8" x 11' 7" ( 3.86m x 3.53m )

**Utility Room**

6' 6" x 4' ( 1.98m x 1.22m )

**First Floor Landing**

**Bedroom One**

12' 1" MAX x 11' 2" ( 3.68m MAX x 3.40m )  
WITH BUILT IN WARDROBES

**En Suite Shower Room**

**Bedroom Two**

12' 1" x 9' 6" ( 3.68m x 2.90m )

**Bedroom Three**

9' 2" x 6' 9" ( 2.79m x 2.06m )

**Family Bathroom**

**Loft Space**

BOARDED FOR STORAGE

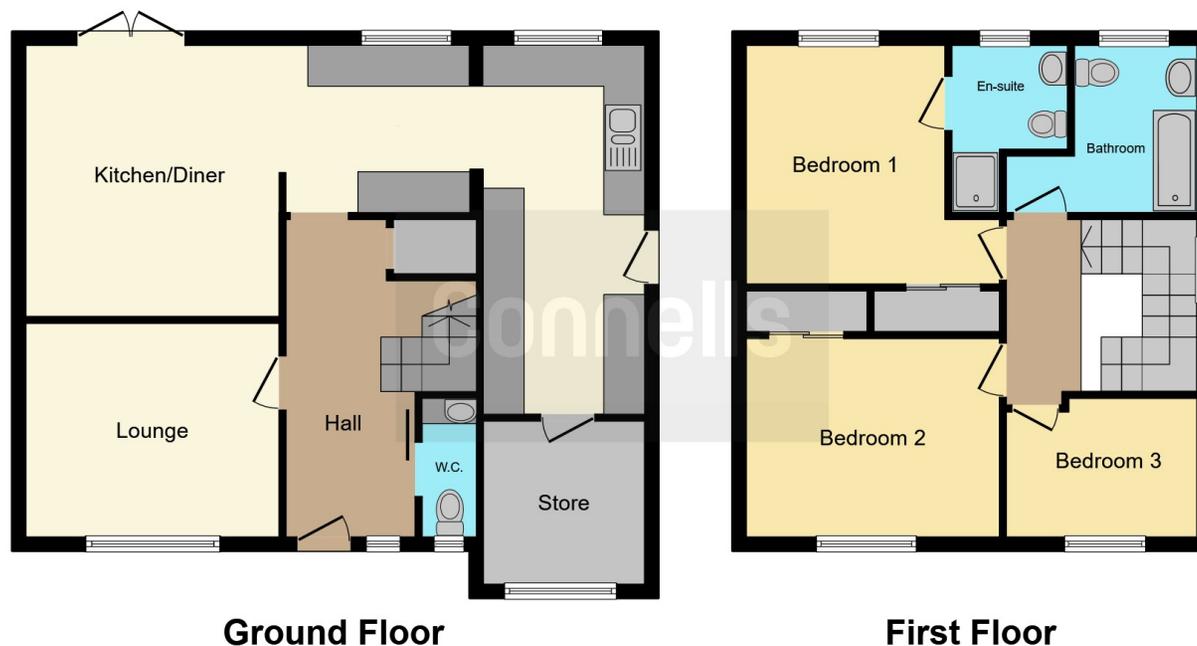
**Front Garden With Parking**

**Rear Enclosed Garden**









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](http://www.focalagent.com)

To view this property please contact Connells on

**T 01543 262 376**  
**E [lichfield@connells.co.uk](mailto:lichfield@connells.co.uk)**

11 & 13 Bore Street  
 LICHFIELD WS13 6LZ

EPC Rating: D Council Tax  
 Band: D

Tenure: Freehold

**view this property online [connells.co.uk/Property/LFD311735](http://connells.co.uk/Property/LFD311735)**



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.

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