



Connells

Willett Avenue
Burntwood



Property Description

This attractive semi-detached family home is situated in a lovely location in Burntwood, offering a fantastic opportunity for first-time buyers or those looking to upsize.

The property features a pleasant and inviting lounge, perfect for relaxing or entertaining, alongside a well-designed layout that includes a convenient guest WC. Upstairs, there are three well-proportioned bedrooms, providing comfortable accommodation for growing families.

Externally, the home benefits from a modern driveway, as well as both front and rear gardens-ideal for outdoor enjoyment and family living.

Combining a desirable setting with practical living space, this property is an excellent choice for a range of buyers.



Kitchen

10' 10" x 9' 4" (3.30m x 2.84m)

Living/Dining Room

15' 11" x 12' 4" (4.85m x 3.76m)

Conservatory

12' 4" x 8' 2" (3.76m x 2.49m)

Bathroom

6' 6" x 6' 5" (1.98m x 1.96m)

Main Bedroom

10' 11" x 9' 5" (3.33m x 2.87m)

Bedroom 2

10' 4" x 9' 5" (3.15m x 2.87m)

Bedroom 3

10' 10" x 6' 6" (3.30m x 1.98m)

WC









Total floor area 90.1 m² (970 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 Connells on

T 01543 262 376
E lichfield@connells.co.uk

11-13 Bore Street
 LICHFIELD WS13 6LZ

EPC Rating: Council Tax
 Awaited Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/LFD311997



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.

Connells Residential 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.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: LFD311997 - 0002