



Connells

Eaton Croft
Lichfield



Property Description

A spacious detached executive home situated within a sought-after development in the historic Cathedral City of Lichfield, offered for sale with no onward chain. Occupying a pleasant position within the estate, this impressive property provides generous and versatile accommodation ideal for modern family living.

The ground floor briefly comprises a welcoming entrance hallway, guest WC, spacious lounge, separate dining room, and an outstanding open-plan kitchen/family room with adjoining utility room, creating the perfect space for both everyday living and entertaining.

To the first floor are four well-proportioned double bedrooms, including a superb principal bedroom with en suite shower room, together with a contemporary family bathroom.

Externally, the property benefits from front and rear gardens, a garage, and a driveway providing ample off-road parking.

Early viewing is highly recommended to fully appreciate the size, location, and potential this excellent family home has to offer.



Entrance Hallway

Lounge

13' 3" x 10' 9" (4.04m x 3.28m)

Dining Room

10' 10" x 9' 10" (3.30m x 3.00m)

Open Plan Kitchen/Family Room

20' 3" x 9' 6" (6.17m x 2.90m)

Guest W/C

Utility Room

6' 4" x 4' 1" (1.93m x 1.24m)

Master Bedroom

11' 5" x 10' 11" (3.48m x 3.33m)

En Suite

Bedroom Two

11' 6" x 8' 2" (3.51m x 2.49m)

Bedroom Three

9' 10" x 9' (3.00m x 2.74m)

Bedroom Four

8' 3" x 7' 9" (2.51m x 2.36m)

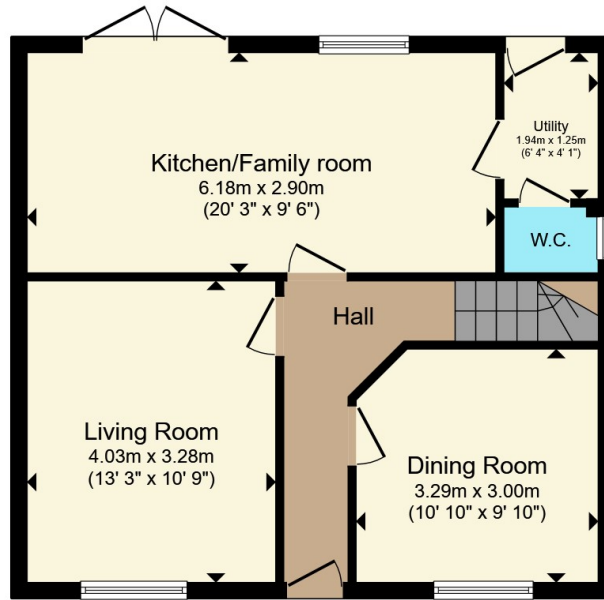
Front And Rear Gardens

Garage And Driveway

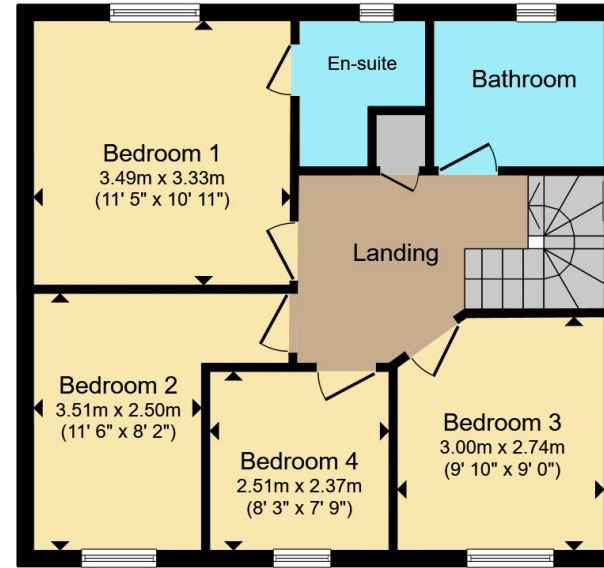








Ground Floor



First Floor

Total floor area 105.4 m² (1,134 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: B Council Tax Band: E

Tenure: Freehold

view this property online connells.co.uk/Property/LFD312184



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Property Ref: LFD312184 - 0005