



Connells

Lawrence Way
Lichfield



Property Description

****DELUXE FAMILY RESIDENCE IN STUNNING CONDITION THROUGHOUT****

****AN ABSOLUTE MUST VISIT TO BE FULLY APPRECIATED****

Enjoying a secluded position on a private road is this executive detached home, benefiting from spacious and versatile family interiors, five superb double bedrooms and a prime setting within walking distance of the City centre. Having been updated in recent years to include refitted en suites and beautiful landscaping to the garden, this elegant double fronted home offers extensive and generously proportioned accommodation extending over three floors, offering plenty of space for a growing family also needing designated space to work from home.

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The interiors comprise briefly reception hall, stunning lounge, family dining kitchen, utility and cloakroom to the ground floor, with three double bedrooms to the first floor and two additional bedrooms to the second. There is a refitted Jack and Jill en suite to the second floor, the master is serviced by a contemporary en suite and dressing room, and a family bathroom services the additional two bedrooms. Outside, a private block paved private lane leads to the property, where there is parking to both sides of the property for around five vehicles, as well as access into the garage. the rear garden has been immaculately landscaped and leads into a fabulous garden studio which is currently used as a bar, being ideal for use as a self contained office or a home-based salon.



Entrance Hallway

Lounge

22' 1" x 11' 4" (6.73m x 3.45m)

Kitchen-Diner

12' 8" x 12' 3" (3.86m x 3.73m)

Utility Off

Guest Wc

First Floor

Bedroom One & En-Suite

22' x 10' 10" (6.71m x 3.30m)

Bedroom Four

9' 10" x 8' 10" (3.00m x 2.69m)

Bedroom Five

8' 8" x 8' 10" (2.64m x 2.69m)

Family Bathroom

Second Floor

Bedroom Two

21' 1" x 12' 11" (6.43m x 3.94m)

Bedroom Three

21' 1" x 10' 10" (6.43m x 3.30m)

Jack And Jill Bathroom

Landscaped Garden

Garage

Plenty Of Off Street Parking

Location

Ideally situated for access to local amenities, schools, commuter roads and rail stations, this executive detached home lies on a peaceful private lane conveniently within walking distance of the centre of Lichfield. The handsome city centre offers a range of pubs, cafes, restaurants, a shopping centre, supermarkets and the historic medieval Cathedral, being one of only three cathedrals in England featuring three spires. Local leisure pursuits include Beacon Park and Lichfield Golf & Country Club, and surrounding countryside including Cannock Chase can be reached easily. The location offers ideal access to the A515, A38 and M6 Toll, there are rail stations in Lichfield providing direct links to Crewe, Birmingham and London and the International airports of Birmingham and East Midlands are both within driving distance. The property lies within a superb school catchment area including Chadsmead and Christchurch Primary, which feed into The Friary and King Edward VI. Lichfield Cathedral independent school is also within walking distance.

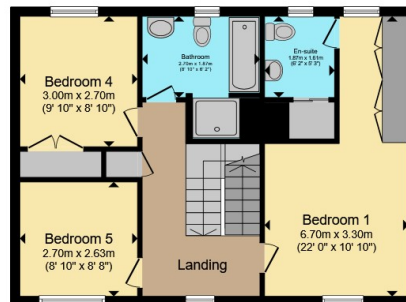




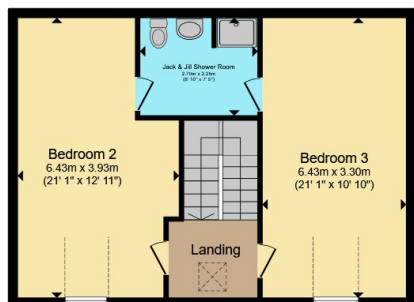




Ground Floor



First Floor



Second Floor

Total floor area 171.8 m² (1,850 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

Connells

To view this property please contact Connells on

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11-13 Bore Street
 LICHFIELD WS13 6LZ

EPC Rating: C Council Tax
 Band: F

Tenure: Freehold

view this property online connells.co.uk/Property/LFD312261



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