



Wandsbeck
, Tamworth, , B77 2NU

Guide Price £190,000

Property Features

- Spacious three bedroom family home with excellent potential
- Bright and airy living room with feature beams and garden access
- Functional kitchen with ample storage and workspace
- Convenient ground floor WC located off the entrance hall
- Well-proportioned bedrooms with versatile layout options
- Modern family bathroom positioned on the first floor
- Mature rear garden with patio area perfect for outdoor entertaining
- Detached garage located at the rear of the garden for parking or storage
- Quiet residential location with green frontage and privacy
- Ideal for families, first time buyers or investors seeking a solid opportunity

Full Description

This spacious and well located three bedroom home offers excellent potential for a growing family or as an investment opportunity. With a generously sized living room, well proportioned bedrooms, and a charming garden complete with a rear garage, the property is ideally situated and provides a comfortable and practical layout throughout.

THE FORE

The property is set back from the street, offering privacy and greenery. A pathway leads to the main entrance, framed by established planting that enhances the home's welcoming appearance.

GROUND FLOOR

Upon entering, you are welcomed into a central hallway with the WC immediately to the right, offering convenient ground floor facilities. To the left is a practical kitchen with ample cupboard space and room for appliances. The kitchen flows through to a bright and inviting living room with exposed beams, large windows, and patio doors opening directly onto the rear garden, creating a seamless indoor outdoor living experience

KITCHEN

8' 7" x 10' 4" (2.62m x 3.15m)

OPEN LIVING/DINING AREA

12' 1" x 18' 1" (3.68m x 5.51m)

GARAGE

8' 4" x 16' 7" (2.54m x 5.05m)

UNDER STAIRS CUPBOARD

4' 4" x 5' 7" (1.32m x 1.7m)



WC

2' 6" x 6' 2" (0.76m x 1.88m)

FIRST FLOOR

The first floor is arranged with the bathroom positioned to the immediate left at the top of the stairs, fitted with modern amenities. Straight ahead are bedrooms one and three, both bright and comfortable in size, while bedroom two is accessed at the end of the hall, just after bedroom one. The bedrooms offer excellent storage options and the flexibility for family needs or home office use.

BEDROOM ONE

10' 9" x 9' 6" (3.28m x 2.9m)

BEDROOM TWO

12' 8" x 9' 4" (3.86m x 2.84m)

BEDROOM THREE

6' 7" x 9' 6" (2.01m x 2.9m)

BATHROOM

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

THE REAR

The rear garden is mature and private, featuring a mix of patio and planting areas ideal for relaxing or entertaining. At the far end of the garden sits a detached garage, accessible from the rear, providing secure parking or valuable additional storage. The garden setting completes the home's appeal, combining practicality with pleasant outdoor space.

ANTI MONEY LAUNDERING

In accordance with the most recent Anti Money Laundering Legislation, buyers will be required to provide proof of identity and address to the Taylor Cole Estate Agents once an offer has been submitted and accepted (subject to contract) prior to Solicitors being instructed.

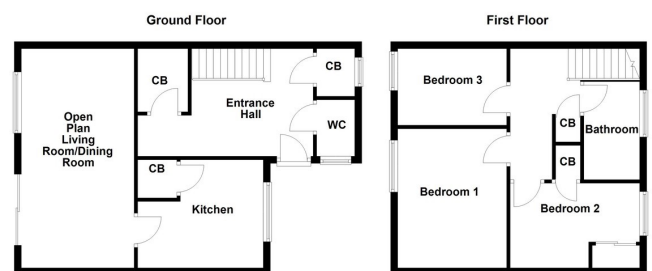
TENURE

We have been advised that this property is freehold however, prospective buyers are advised to verify the position with their solicitor / legal representative.

VIEWING

By prior appointment with Taylor Cole Estate Agents on the contact number provided.





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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements