

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Ellastone Way

Amington, Tamworth, B77 4FT

Asking Price £340,000



Council Tax: D



# 32 Ellastone Way

Amington, Tamworth, B77 4FT

Asking Price £340,000



## Frontage

Lawn area, paved patio and parking for multiple vehicles.

## Living Room

15'4 x 11'5 (4.67m x 3.48m )

Carpeted flooring, double glazed window to front, radiator, power points and ceiling light.

## Kitchen

18'10 x 13'0 (5.74m x 3.96m )

Amtiko flooring, double glazed double doors to rear, built in oven and hob, wall and base units, extractor fan, stainless steel sink and drainer, splash backs, down lights and power points.

## WC

Amtiko flooring, low flush WC, hand wash basin, splash back, radiator, down lights.

## Bedroom One

12'1 x 11'9 (3.68m x 3.58m)

Carpeted flooring, double glazed window to front, walk in wardrobe, radiator, power points and ceiling light.

## Dressing Room

7'6 x 6'9 (2.29m x 2.06m)

Carpeted flooring, built in wardrobe and ceiling light.

## En-suite

9'9 x 5'11 (2.97m x 1.80m)

Ceramic led floor, double glazed window to side, bath, walk in shower (double), low flush WC, hand wash basin, part led walls, heated towel rail and ceiling light.

## Bedroom Two

12'6 x 11'8 (3.81m x 3.56m )

Carpeted flooring, double glazed window to rear, radiator, power points and ceiling light.

## En-suite

9'5 x 6'0 (2.87m x 1.83m )

Ceramic led flooring, double glazed window to rear, walk in shower (double), part led walls, heated towel rail and ceiling light.

## Garden

Lawn and paved patio.



## Road Map



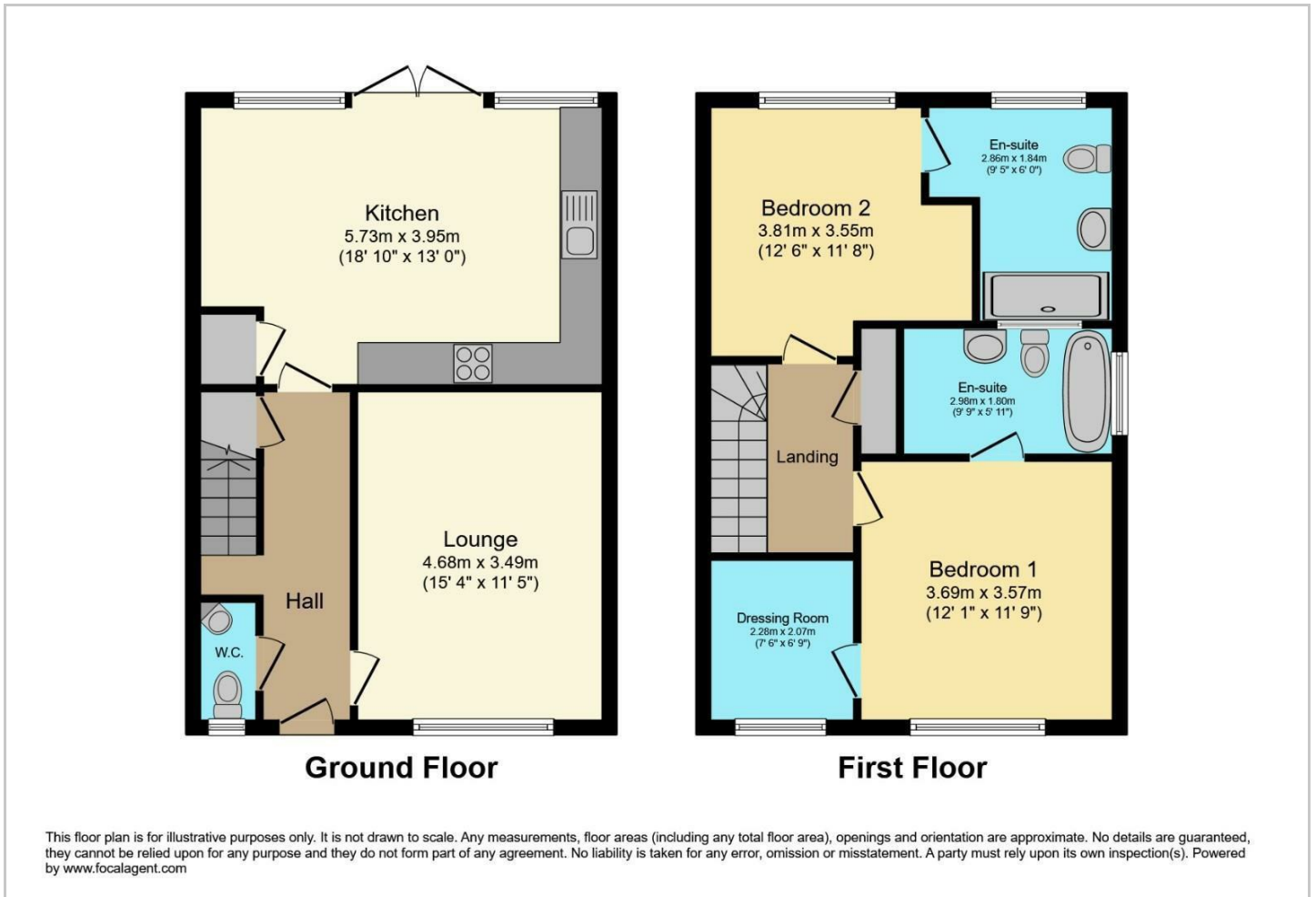
## Hybrid Map



## Terrain Map



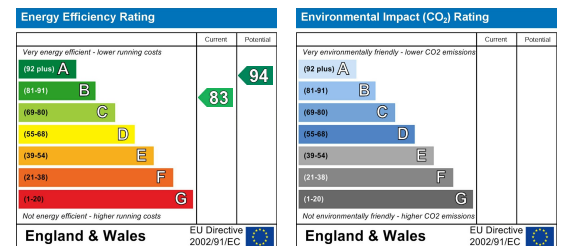
## Floor Plan



## Viewing

Please contact our Hunters Tamworth Office on 01827 66277 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.