

HUNTERS[®]

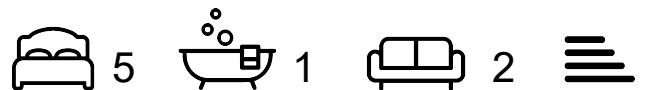
HERE TO GET *you* THERE



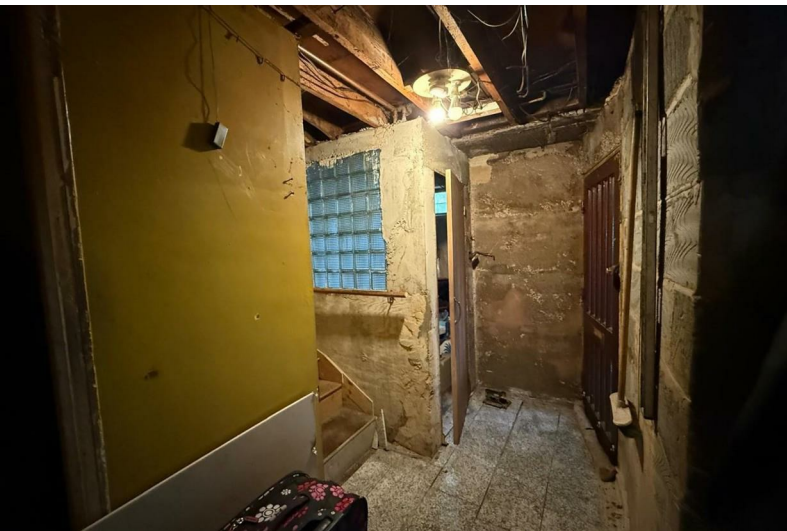
Hayle

Tamworth, B77 2JS

Asking Price £140,000



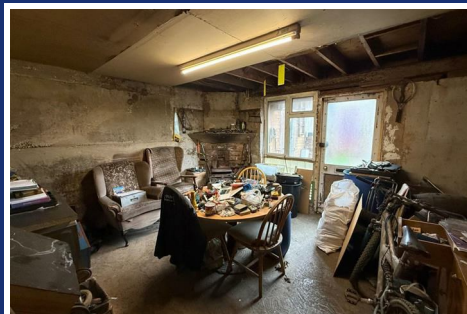
Council Tax: A



72 Hayle

Tamworth, B77 2JS

Asking Price £140,000



Kitchen

10'6" x 9' (3.20m x 2.74m)

In need of modernisation.

Living room

12' x 11'8" (3.66m x 3.56m)

In need of modernisation.

Dining room

13'6" x 12' (4.11m x 3.66m)

In need of modernisation.

Bedroom One

12'8" x 9'8" (3.86m x 2.95m)

In need of modernisation.

Bedroom Two

12'10" x 9'5" (3.91m x 2.87m)

In need of modernisation.

Bedroom Three

6'9" x 9'8" (2.06m x 2.95m)

In need of modernisation.

Bedroom Four

9'8" x 8'6" (2.95m x 2.59m)

In need of modernisation.

Bedroom Five

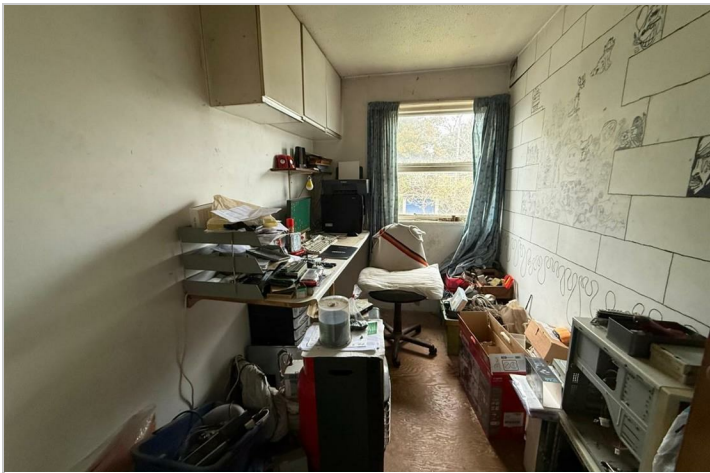
9'8" x 6' (2.95m x 1.83m)

In need of modernisation.

Bathroom

7'5" x 7' (2.26m x 2.13m)

In need of modernisation.



A map showing the area around Two Gates. The map includes labels for Kettlebrook, Glascote, Peeler's Way, Two Gates, and Wilkecotte Bypass. A red pin is placed on the road between Peeler's Way and Two Gates, indicating the location of the property.

The floor plan consists of two parts: the Ground Floor and the First Floor.

Ground Floor:

- Kitchen/Dining Room:** 4.11m x 3.66m (13' 6" x 12' 0")
- Living Room:** 3.66m x 3.56m (12' 0" x 11' 8")
- Kitchen:** 3.20m x 3.02m (10' 6" x 9' 11")
- Pantry:** (adjacent to the kitchen)
- Hall:** (central hallway)
- Porch:** (front entrance)
- Office:** 1.93m x 1.45m (6' 4" x 4' 9")

First Floor:

- Bedroom 1:** 3.86m x 2.95m (12' 8" x 9' 8")
- Bedroom 2:** 3.91m x 2.87m (12' 10" x 9' 5")
- Bedroom 3:** 2.95m x 2.59m (9' 8" x 8' 6")
- Bedroom 4:** 2.95m x 2.06m (9' 8" x 6' 9")
- Bedroom 5:** 2.95m x 1.83m (9' 8" x 6' 0")
- Landing:** (central hallway)
- Bathroom:** 2.26m x 2.13m (7' 5" x 7' 0")

Total floor area: 116.5 sq.m. (1,254 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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

HUNTERS®
HERE TO GET *you* THERE

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 Rating

Rating	Score Range	Current	Potential
A	92 plus		
B	81-91		
C	69-80		
D	55-68		
E	39-54		
F	21-38		
G	1-20		

Very energy efficient - lower running costs

Not energy efficient - higher running costs

Environmental Impact (CO₂) Rating

Rating	Score Range	Current	Potential
A	92 plus		
B	81-91		
C	69-40		
D	55-48		
E	39-54		
F	21-38		
G	1-20		

Very environmentally friendly - lower CO₂ emissions

Not environmentally friendly - higher CO₂ emissions

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.