

# HUNTERS®

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## Armitage Close

Amington, Tamworth, B77 4FZ

Offers In Excess Of £415,000



# 1 Armitage Close

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## Lounge

0'0" x 0'0" (0 x 0)

carpeted, double glazed window to front, power points, radiator and built in media trunking

## Entrance Hall

0'0" x 0'0" (0 x 0)

carpeted, stairs to first floor, built in cupboard, power points

## Kitchen/Breakfast room

0'0" x 0'0" (0 x 0)

Shaker style kitchen with Silestone work surface, splash back and window sill. Features an integrated double oven, gas hob, dishwasher and frost-free fridge freezer; Porcelanosa tiled flooring, down lighters, double doors to patio, double glazed window to rear, power points.

## Utility Room

0'0" x 0'0" (0 x 0)

Porcelanosa tiled flooring, shaker style base units with Silestone work surfaces, sink, door to garden, power points.

## Cloakroom

0'0" x 0'0" (0 x 0)

Porcelanosa tiled flooring and half height tiled walls, low flush W.C., wash hand basin, double glazed window to side.

## Garage

0'0" x 0'0" (0 x 0)

up and over doors, power point, lighting

## Master Bedroom

0'0" x 0'0" (0 x 0)

Carpeted, fitted wardrobes with sliding mirrored doors, double glazed bay window to front, power points, radiator.

## En-Suite

0'0" x 0'0" (0 x 0)

ceramic tiled flooring, part tiled walls, sink, low flush w c, double glazed window to front

## Bedroom 2

0'0" x 0'0" (0 x 0)

double glazed window to front, power point, radiator, carpeted

## Bedroom 3

0'0" x 0'0" (0 x 0)

carpeted, double glazed window to rear, power points, radiator

## Bedroom 4

0'0" x 0'0" (0 x 0)

double glazed window to rear, ceiling light, power point, radiator

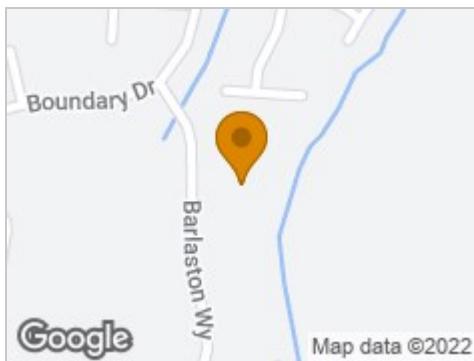
## Bathroom

0'0" x 0'0" (0 x 0)

ceramic tiled flooring, low flush w c, part tiled walls, sink, bath with shower over



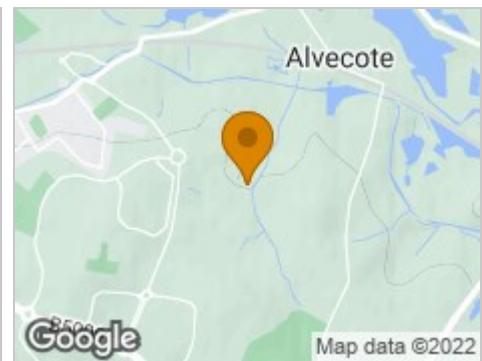
## Road Map



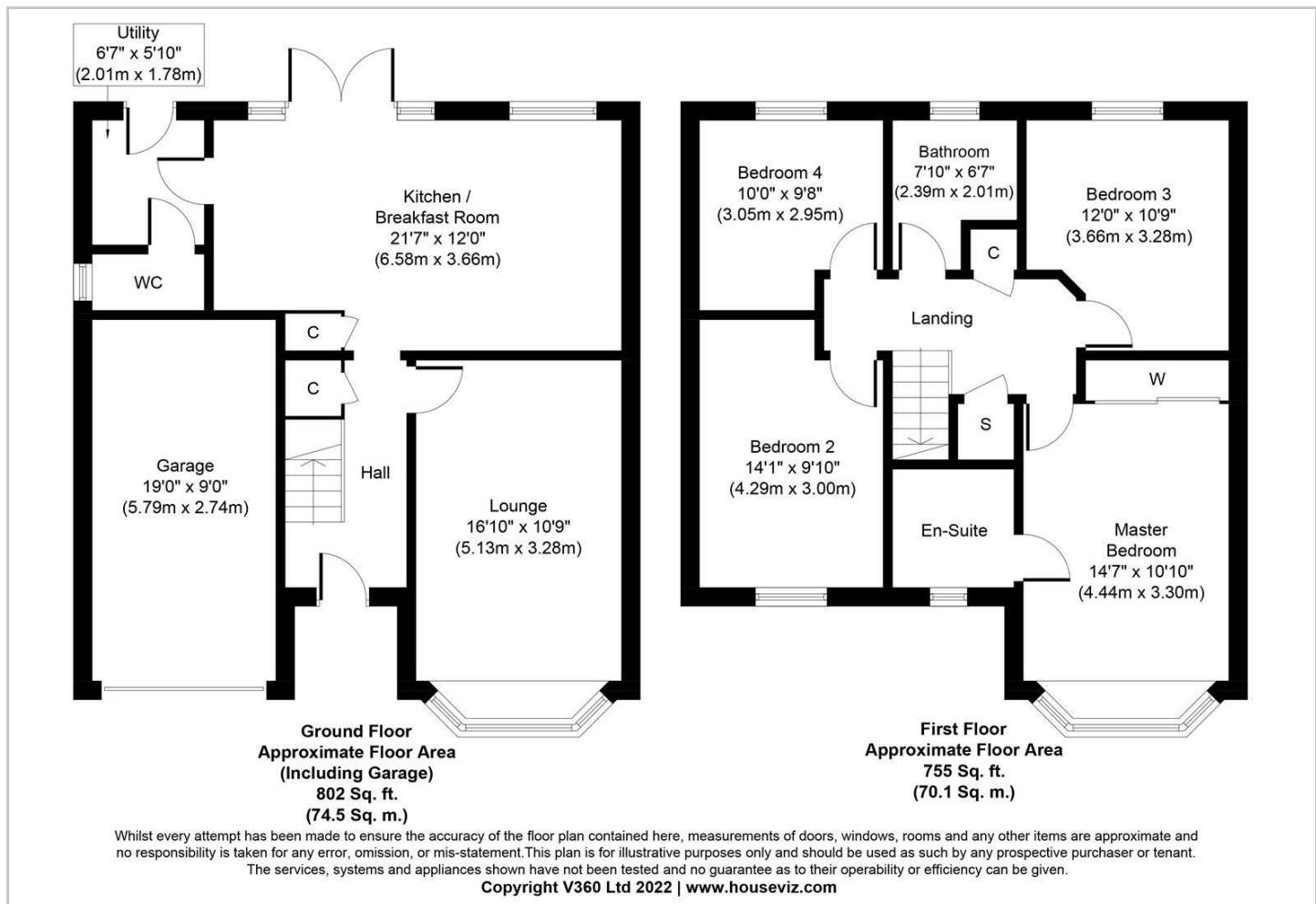
## Hybrid Map



## Terrain Map



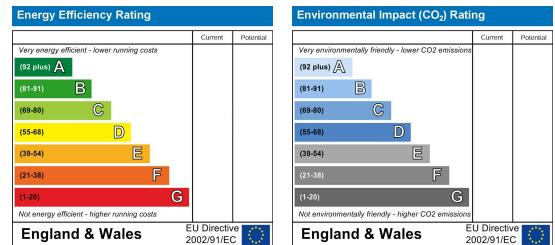
## Floor Plan



## 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.