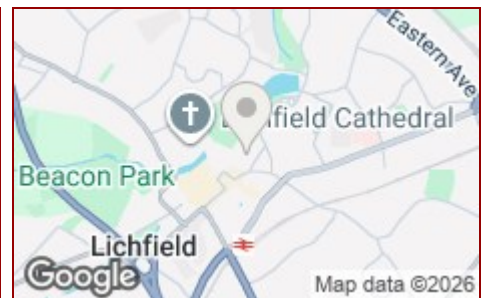


£875 PCM

Jayman
www.jayman.co.uk

Lettings & Property Management



Cathedral Court, Lichfield, WS13 6DW

£875 PCM

- Two Bedrooms
- Bathroom
- Lounge/diner
- Kitchen
- Spacious apartment
- City Centre Location
- Available September
- Parking
- EPC C
- Council Tax Band C



Spacious apartment with and centrally located and comprises of the following accommodation:

Communal entrance with stairs leading to the first floor. Front door leads to entrance hall and doors to :
Airing cupboard

Lounge 17'1" x 11'8"

Spacious reception room with Juliette balcony to the front aspect and views to the cathedral

Kitchen/diner 14'3" x 9'4"

With a good array of storage cupboards, cooker, dishwasher and washing machine. Plenty of space for a dining table and chairs and window to the front aspect.

Master Bedroom 11'5" x 9'9"

Double bedroom with built in storage and window to the rear aspect.

Ensuite

With shower cubicle, WC and wash hand basin. Window to the side aspect

Bedroom Two 11'4" x 7'7"

Double bedroom with fitted storage and window to the rear aspect

Bathroom 7'2" x 6'5"

With white suite comprising bath with shower over, WC and wash hand basin

Exterior

To the rear of the property, there is an allocated parking space and some visitors spaces.

Lichfield

Located just north of Birmingham, Lichfield is a charming and historic Cathedral City known for its unique blend of heritage and contemporary living. With excellent transport links via both Lichfield City and Lichfield Trent Valley stations, commuting is effortless.

The city boasts an array of independent boutiques, bars, and restaurants, including the acclaimed Michelin-starred 'Upstairs by Tom Shepherd'. Lichfield also offers an impressive choice of primary and secondary schools, as well as a university campus, making it ideal for families, professionals, and investors alike.

Are you a landlord with property to rent?

Let us take the hassle out of finding the right tenants.

Our professional lettings service is designed to match your property with top-quality, reliable renters quickly and efficiently. We pride ourselves on delivering outstanding customer service, keeping you informed at every step and tailoring our approach to suit your needs.

REQUIRE A MORTGAGE? Our independent advisor can compare "whole of market" to help find the best mortgage to suit your circumstances. Please call 01543 417 559 for a free mortgage quote including some deals only available through our network. **AGENTS DESCRIPTIONS** These details imply the opinion of the agent at the time these details were prepared and are subjective. It may be that the tenant's opinion may differ. **VIEWING ARRANGEMENTS** By appointment only with Jayman on 01543 417 559 **COUNCIL TAX** Please refer to www.voa.gov.uk for this information. **DESCRIPTIONS AND MEASUREMENTS** All measurements are approximate and some may be maximum on irregular walls. The plan shows the approximate layout of the rooms to show the inter relationship of relationship of one room to another but is not necessarily to scale. **CONSENTS** We have not had sight of any relevant building regulations, guarantees or planning consents and all relevant documentation pertaining to this property should be checked by your legal advisor before exchanging contracts.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		