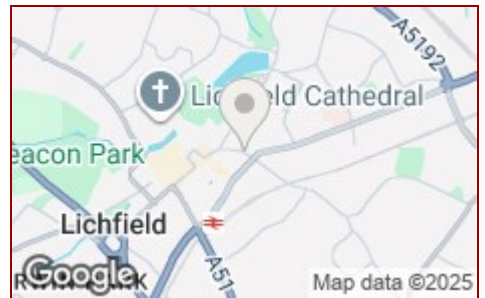


£1,400 PCM

Jayman
www.jayman.co.uk

Lettings & Property Management



Greenhill, Lichfield, WS13 6DY

£1,400 PCM

- Lichfield city centre
- Four double bedrooms
- Spacious lounge
- Outside courtyard
- EPC D
- Characterful property
- Kitchen
- Dining room
- Council Tax A
- Available August



First floor

As you walk through the entrance you are greeted with a set of stairs leading up to the first floor.

Kitchen 10'4" x 12'11"

Spacious kitchen with room for a breakfast table. Spaces for appliances.

Living room 13'10" x 15'7" short 18'9" long

Good sized living room with new carpets. The feature fireplace is capped.

Dining room/Second reception 9'8" x 11'5"

Good sized room with new carpets.

Bedroom 1 9'2" x 8'8"

Double bedroom with built in wardrobes and a door leading to the en-suite

En-suite 4'11" x 9'2"

With shower cubicle, WC and hand basin.

Bedroom Two 10'11" x 8'10"

Double bedroom with built in wardrobes and new carpets.

Bathroom 9'4" x 8'0"

With bath, shower cubicle, WC and hand basin.

Ground floor

Bedroom Three 9'1" x 10'8" short 14'7" long

Double bedroom with built in wardrobes and flooring.

Third floor

Bedroom Four 11'6" x 9'9"

Double bedroom with new carpets.

Outside

Outside comprises of a low maintenance courtyard.

There is no parking with the property but you can enquire for a parking permit with the Lichfield council.

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.

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		
	67	75

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		