

ROYSTON & LUND



Bracklesham Way, Amington, Tamworth

Offers In The Region Of £235,000

- Two Bedroom Semi-Detached
- Traditional Kitchen
- South-Facing Garden
- Council Tax Band - B
- Generous Living Room with Fireplace
- Fitted Sliding Wardrobes
- Local Amenities & Transport
- Ample Size Conservatory
- Own Driveway
- EPC Rating - D

16 Bracklesham Way, Tamworth B77 3QA

This well-maintained two-bedroom semi-detached home offers a perfect blend of practicality, comfort, and outdoor space ideal for first-time buyers, downsizers, or investors.

Step through the welcoming porch into a bright hallway, which leads into a thoughtfully designed kitchenette, offering compact functionality with a modern touch. Beyond the kitchen is a generous living room, complete with a feature fireplace, creating a cosy and homely atmosphere.

One of the standout features of this property is the spacious conservatory, offering an additional light-filled living area perfect for dining, relaxing, or entertaining—while enjoying views of the garden all year round.

Upstairs, you'll find two comfortable bedrooms, with the main bedroom benefitting from fitted sliding wardrobes, providing smart and efficient storage solutions.

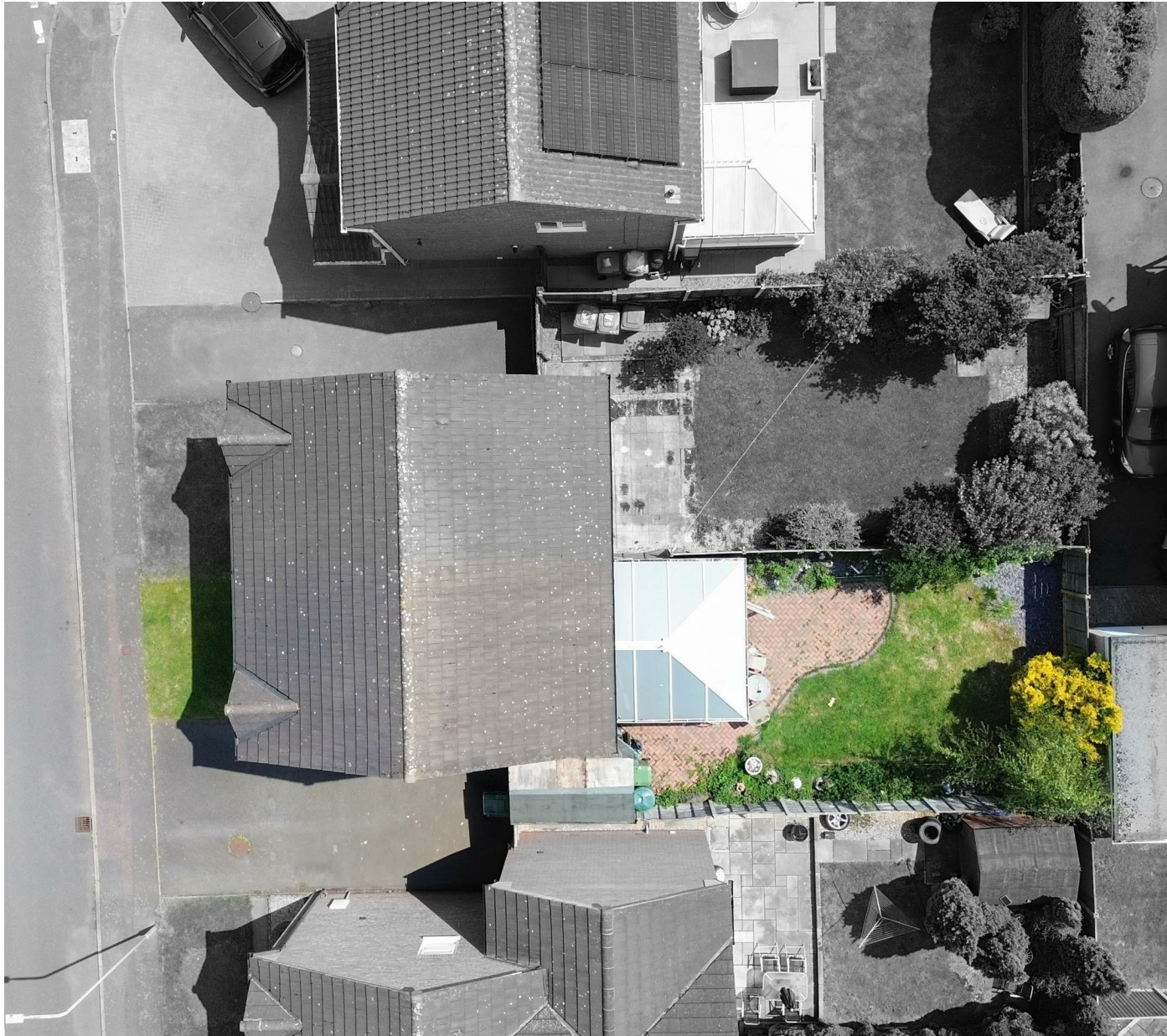
Externally, the home continues to impress with its private driveway for off-street parking and a good-sized, south-facing garden—perfect for enjoying sunny days, gardening, or hosting family and friends.

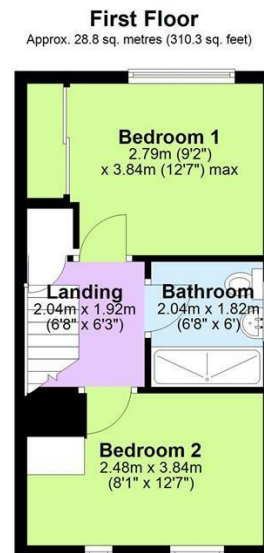
Located in a convenient residential area with easy access to supermarkets, schools, restaurants, and excellent transport links, this home provides both lifestyle and location.



Council Tax Band: B







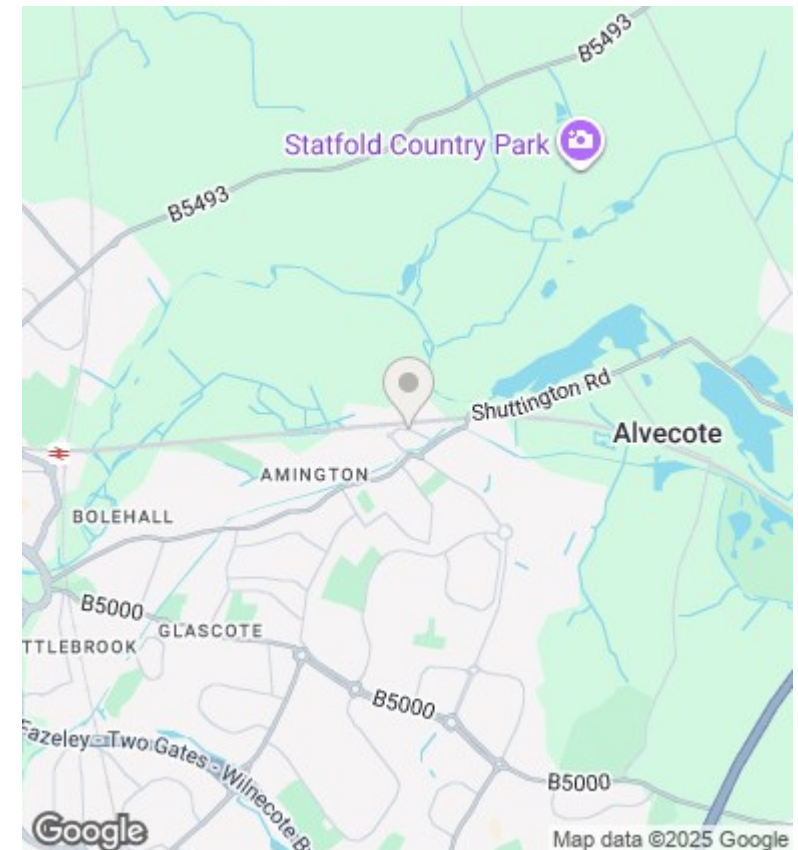
Total area: approx. 78.4 sq. metres (844.2 sq. feet)

Viewings

Viewings by arrangement only. Call 01827 66686 to make an appointment.

Council Tax Band

B



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC