

4 Bed Semi-Detached In Ridgewood Rise Amington, Tamworth, B77 3AG

£319,999





SHORT DESCRIPTION

Property Ref: 17190 Tucked away within a quiet cul-de-sac, this beautifully presented family home offers the perfect combination of style, practicality and modern living. Beautifully presented throughout, this family home offers a rare combination of stylish contemporary interiors, excellent storage and thoughtfully designed living spaces that perfectly suit modern family life. Having been meticulously maintained by the current owners, the property is ready to move straight into and offers spacious accommodation both inside and out. The attractive frontage immediately sets the tone, with a block-paved driveway, integral garage and landscaped front garden creating great kerb appeal. The distinctive sage green window frames and contemporary front entrance provide an elegant and timeless finish that makes this home stand out from the crowd. Internally, the property has been designed with family living in mind. The beautifully appointed shaker-style kitchen units feature laminate worktops, quality cabinetry with soft close cupboards and drawers, creating a warm and welcoming space, for everyday living and entertaining. Complementing the kitchen is a superb utility room, offering an abundance of additional storage and practical workspace, helping to keep the main living areas clutter-free—a feature that will undoubtedly appeal to busy family buyers. The stylish family bathroom has been finished to an high standard and offers a luxurious spa-inspired feel, complete with striking contemporary tiling, rainfall shower and quality fittings. The generously proportioned principal bedroom with en-suite shower room provides a calm and relaxing retreat, benefitting from excellent natural light and a neutral décor that will suit a variety of interior styles. Outside, the landscaped rear garden has been thoughtfully designed to provide both attractive entertaining space and a practical lawned area, making it perfect for summer gatherings, family activities or simply relaxing outdoors. Offering both style and practicality in equal measure, this is a property that buyers will be able to move straight into and enjoy from day one. Property Type: Semi-detached Full selling price: £319999.00 Pricing Options: Guide Price Tenure: Freehold Council tax band: C EPC rating: C Measurement: 1097.92 sq.ft. Outside Space: Front Garden, Rear Garden Parking: Garage, Driveway Heating Type: Double Glazing, Gas Central Heating Chain Sale or Chain Free: Chain free Possession of the property: self-occupied... -----

4

Bed Room(s)

1

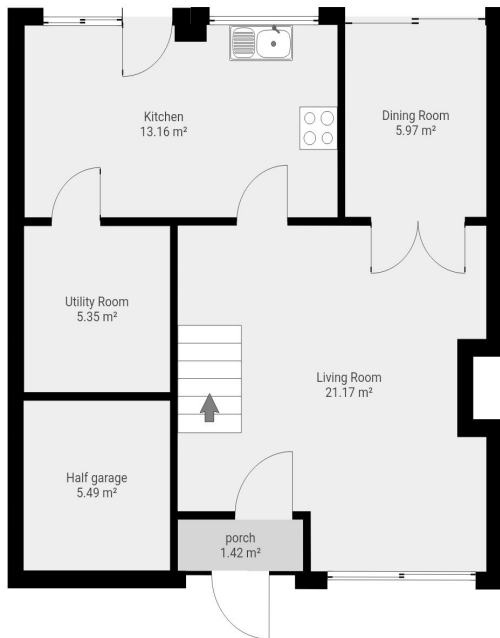
Bath Room(s)

2

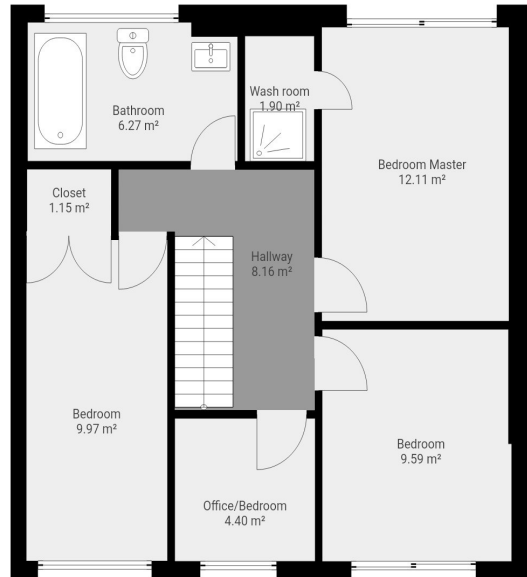
Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



This floor plan is for illustration only. All measurements are approximates and should be treated as such, by any prospective purchaser.



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EPC GRAPH

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Property type	Semi-detached house
Total floor area	102 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#).

Energy rating and score

This property's energy rating is C. It has the potential to be B.

[See how to improve this property's energy efficiency.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

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