



The Old Station, Hammerwich, Staffordshire

£1,450,000

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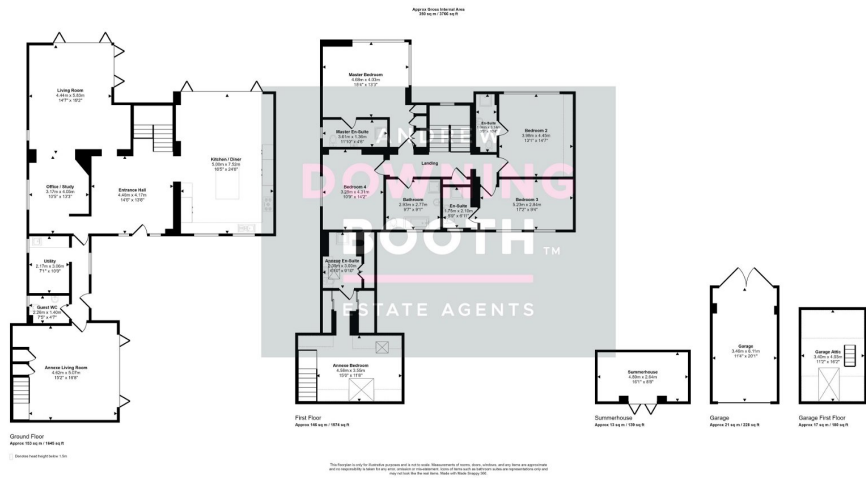


A very rare opportunity to acquire a simply exceptional and unique five bedroom home, renovated to an incredible standard throughout whilst benefitting from sitting within the highly desirable village of Hammerwich. Coming to the market with an extensive range of attractive features, this substantial detached property ticks just about every box, from having five double bedrooms (four with en-suite) to the breathtaking kitchen/diner with bi-fold doors out to the garden and consistently very high specification interior throughout, thanks to a recent full renovation. Lichfield train stations sit locally, providing an easy commute to Birmingham and London, whilst both areas themselves are also nearby, offering a range of bars, restaurants and shops whilst picturesque countryside sits all around.

The accommodation is split between the main part of the home and the adjoined annexe, with the main part consisting of a grand entrance hall, office/study, naturally bright living room and, arguably the highlight of the entire property, a phenomenal kitchen/diner with further bi-fold doors and an extensive range of contemporary base cabinets and wall units with high end integrated appliances throughout, whilst there is also a good size utility room and guest WC. The first floor offers four double bedrooms (three with en-suite) and a contemporary bathroom, with the Master boasting six full height windows, providing attractive views over the garden and neighbouring countryside. An impressive annexe provides an additional reception room, large double bedroom and its own en-suite. A large driveway with an even more spacious, low maintenance rear garden make up the property's exterior with a flexible summerhouse sitting to the very rear.

Properties of this inconceivable quality and calibre will only ever be able to be truly appreciated when visited in person; we thoroughly advise booking in a viewing at your earliest convenience.





- Spectacular Five Double Bedroom Property
- Five Bathrooms; Four En-Suites & Contemporary Main Bathroom
- Popular Village Location
- Presented To An Incredibly High Specification Throughout
- Desirable Tucked Away Position Behind Handmade Wooden Vehicular Gates
- Absolutely Stunning Kitchen/ Diner
- Sitting Upon An Immaculately Maintained 0.33 Acre Plot
- Handmade Features Throughout
- Council Tax Band: F
- EPC Rating: C



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		