



Helping *you* move



### 14 Bridgeman Court, Weston Under Lizard, TF11 8QH

**\*\*Available fully furnished, perfect for First Time Buyers or Investors\*\*** A luxury One Bedroom Apartment in a prime position with excellent transport links. The property comprises of double aspect Lounge, Kitchen Diner, Principal Bedroom and Shower Room. It also benefits from a private Garden area and a Garage, as well as Parking.

**Offers in the Region of  
£179,500**



# 14 Bridgeman Court, Weston Under Lizard, TF11 8QH

## Overview

- Luxury One Bedroom Apartment
- Fully Furnished
- Ideal For First Time Buyers or Investment
- Garage and Parking
- No Management Fees
- Lounge
- Principal Bedroom
- Bathroom
- Garage and Parking
- Garden Area, Excellent Transport Links
- Council Tax Band C, EPC Rating D



## BRIEF DESCRIPTION

A well presented luxury Mews apartment situated in a secluded private development on the edge of the Shropshire and Staffordshire countryside whilst still retaining excellent transport links to the West Midlands. The property has deceptive living accommodation that includes a double aspect, generously sized Lounge and a well designed Kitchen Diner. A cosy Main Bedroom and a smartly presented Shower Room, as well as a hallway with storage cupboards complete this delightful home. Externally, it benefits from a charming private Garden area and a Garage with electric and plumbing supply.

## LOCATION

Located on a sought after development a short distance from the A5 and Weston Park. The development was originally constructed by Bovis Homes, it was well designed and provides a delightful place to live.

Access to a number of towns is easily accessible by the A5 this includes Telford, Wolverhampton, Cannock, the M54 and M6 are also easily accessed.

**GROUND RENT:** We are advised that the property has a ground rent which is currently £50.00 per annum.



Your **Local** Property Experts  
01952 820 239



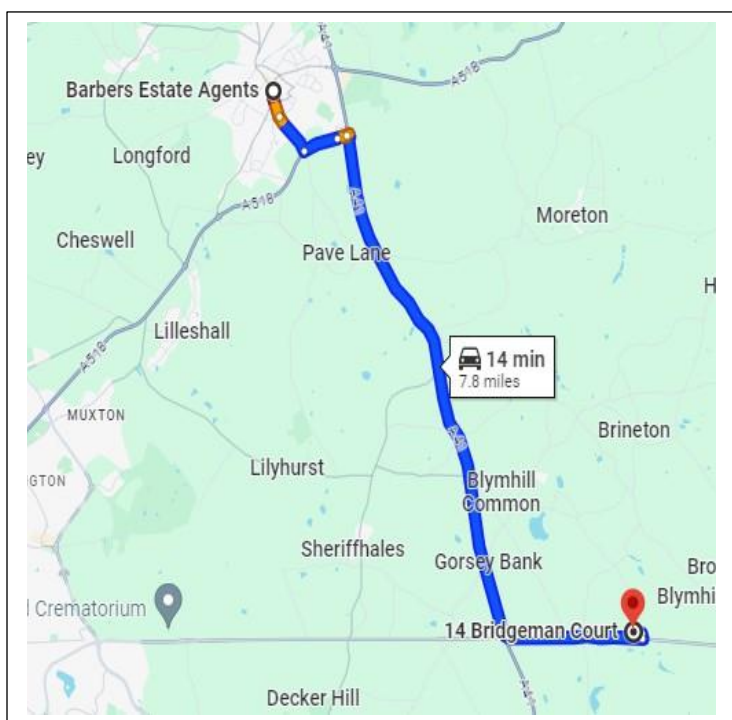
**USEFUL INFORMATION: TO VIEW THIS**

**PROPERTY:** please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239. Email: [Newport@barbers-online.co.uk](mailto:Newport@barbers-online.co.uk)

**SERVICES:** We are advised that the property has mains electricity and drainage together with electric storage heaters. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor. For broadband and mobile supply and coverage buyers are advised to visit the Ofcom mobile and broadband checker website.

<https://checker.ofcom.org.uk/>

**LOCAL AUTHORITY:** South Staffordshire Council.



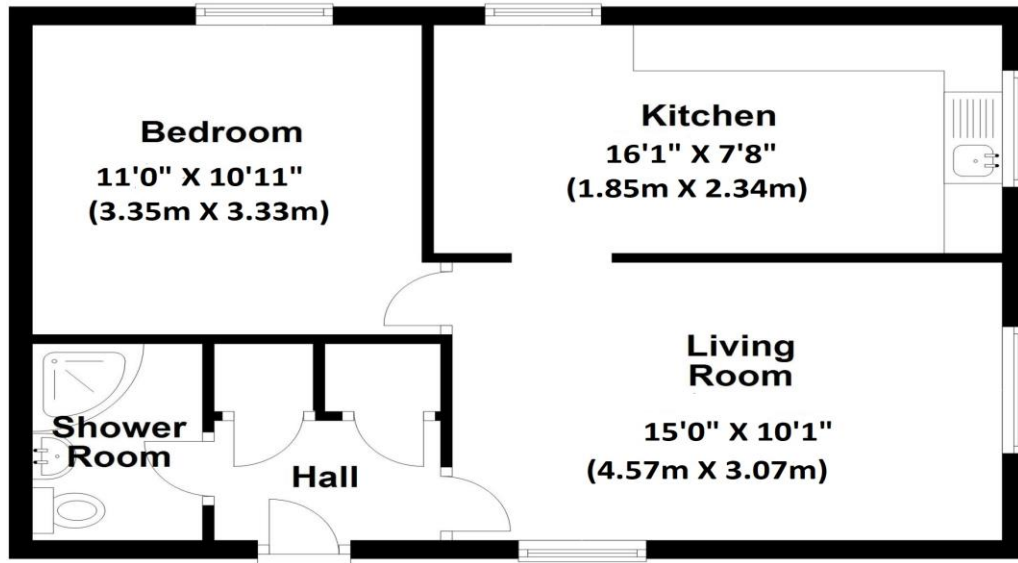
**DIRECTIONS:** From Newport take the A41 signposted Wolverhampton, proceed past the former Countess Arms and turn left signposted Blymhill and Great Chatwell. Continue on this road until reaching the junction of the A5, turn left proceed for approximately half a mile and turn left into Blymhill lane, take the first left into Rectory Drive and Bridgeman Court is on the right hand side.

**PROPERTY INFORMATION:** We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract. **AML REGULATIONS:** We are required by law to conduct anti-money laundering checks on all those buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Movebutler who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance, ahead of us issuing a memorandum of sale, directly to Movebutler, and is non-refundable.



## Flat

Approx. 47.3 sq. metres (509.5 sq. feet)



**Total area: approx. 47.3 sq. metres (509.5 sq. feet)**

This floor plan is for illustrative purposes only and is not to scale. Where measurements are shown, these are approximate and should not be relied upon. Total square area includes the entirety of the property and any outbuildings/garages. Sanitary ware and kitchen fittings are representative only and approximate to actual position, shape and style. No liability is accepted in respect of any consequential loss arising from the use of this plan. Reproduced under licence from Evolve Partnership Limited. All rights reserved.  
Plan produced using PlanUp.



## Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01952 820 239

30 High Street, Newport, TF10 7AQ

Tel: 01952 820 239

Email: [newport@barbers-online.co.uk](mailto:newport@barbers-online.co.uk)

**Barbers**

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.