



**SCHOOL LANE, HINTS, B78**  
£1,800 per month\*

**Carter Jonas**

# SCHOOL LANE, HINTS, B78

A detached four bedroom family home situated within the Village of Hints.

Accommodation comprising: Entrance Hall, Sitting Room, Dining Room, Kitchen, Utility, Conservatory, 4 Bedrooms with an en suite in the Principle bedroom and a family bathroom.

Externally the property occupies a plot of approximately 0.46 acres and is accessed via a shared driveway from School Lane. There is a large double garage.

Unfurnished and available now for a 12 month tenancy.

Pets considered. No access to loft.

Mains gas, electricity, water and drainage are connected to the property. Gas central heating.

Internet & Mobile: Further information on availability and speeds can be found at [checker.ofcom.gov.uk](http://checker.ofcom.gov.uk)

- Council Tax Band = G
- Deposit Required = £2,076.00
- 4 Bedrooms
- 2 Receptions
- 2 Bathrooms
- Kitchen/Breakfast Room
- Utility
- Conservatory
- 0.46 acres
- Shared Driveway
- Double Garage
- EPC = D

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

## School Lane, Hints, Tamworth, B78

Approximate Area = 1777 sq ft / 165 sq m  
Garage = 347 sq ft / 32.2 sq m  
Total = 2124 sq ft / 197.3 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © andwcom 2024. Produced for Carter Jonas. REF: 1190775



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Classification L2 - Business Data

### IMPORTANT INFORMATION

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