

Chester Road, Castle Bromwich Village, Birmingham, B36 9DA Offers Over £750,000



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Approach

Canopied Entrance Porch

Inner Entrance Porch

Decorative panelling to the walls to approximately half height with a decorative dado rail finish. Harlequin design tiling to the floor area with a door mat inset. Decorative wooden panelled divide with a window over a further entrance door leading to:-

Inner Hallway

8' x 5' (2.44m x 1.52m)

A so (2:44m x 1.52m) Harlequin design tiling to the floor area continuing through from the inner porch srea, decorative panelling to the wall areas up to approximately half height and a decorative archway leading through to the Grand hallway area. Door to the side into:-

Cloak Room

Harlequin design tiling to the floor area continuing through from the inner hallway area, decorative wooden panelling to one wall up to approximately half height.

Grand Hallway

Lounge

Dining Room

11'9" x 11'9" (3.58m x 3.58m)

Main Kitchen

Pantry Room

Utility Room

11'1" x 5'4" + entry area 5'10" x 3'8" (3.38m x 1.63m + entry area 1.78m x

Downstairs WC

Secondary Kitchen (self contained annex)

Secondary Staircase (self contained annex)

Secondary Landing Area (self contained annex)

FIRST FLOOR

Main Split Level Gallery Landing 12'4" x 9'9" (3.76m x 2.97m)

The Oak staircase continuing up from the Grand entrance hallway with a double glazed window part way up over looking the rear garden area, a first tier landing area which gives access to the secondary lounge area. Further stairs leading to the second tier landing area with exposed treated floor boards which give access to the main bedroom, main bathroom, a storage cupboard, and a further opening to an inner landing area which gives access to bedroom five and stairs rising to the second floor landing area.

Bedroom One



Main Bathroom

12' x 11'6" (3.66m x 3.51m)

Suite comprised of a free standing bath with claw design feet and an ornate design mixer tap over. corner shower cubicle with an electric shower inset and panelling to the walls with a chrome design trim. Ornate design low flush WC, and matching wash hand basin with ornate design taps. Storage cupboard, older column design radiator, exposed/treated floor boards, and a double glazed window to the rear.

Bedroom Five

11'1" x 7'6" (3.38m x 2.29m) Double glazed window to the front and a radiator.

Secondary Lounge (self contained annex)

17'4" max 16'2" min x 11'6" (5.28m max 4.93m min x 3.51m)

Double glazed window to the side, radiator, a loft access hatch area and door to the rear into the secondary landing area.

Secondary Bathroom (self contained annex) 13'2" x 11'2" (4.01m x 3.40m)

Suite comprised of a corner shower cubicle with a boiler fed shower inset and tiling to the walls, open partly free standing bath with claw design feet, square design pedestal wash hand basin and a high flush ornate design WC. Storage cupboard housing a further boiler/heating system, two radiators, loft access hatch area, exposed/treated flooring and a double glazed window to the side.

Bedroom Six (self contained annex)

16'8" max 12'11" min x 13'3" max 12'1" min (5.08m max 3.94m min x 4.04m max 3.68m min)

Double glazed window to the side, radiator, decorative coving finish to the ceiling, and a decorative cast fire with tile surround to the chimney breast area.

SECOND FLOOR

Landing

14'9" x 7'4" (4.50m x 2.24m)

Double glazed window to the front, loft acccss hatch area, decorative ledge over the stairs area, and opening to:-

Inner Landing Area

8'10" x 3'4" (2.69m x 1.02m) Doors to:-

Bedroom Two

14'9" x 13'9" (4.50m x 4.19m)

Two double glazed windows to the front, radiator, decorative dado rail to the walls, and exposed/treated floorboards. Fitted bedroom units consisting of three double wardrobes, one tall boy unit with a three drawer chest below, a dressing table with a drawer below and a double over head storage unit.

Bedroom Three

11'9" x 10'1" (3.58m x 3.07m)

Double glazed window to the side, radiator, decorative coving finish to the ceiling area and exposed/treated floor boards. Fitted units consisting of three double wardrobes, one being glass fronted, and a single fronted wardrobe. There is an alcove to one side of the window area with shelving inset.

Bedroom Four

12'5" x 9'8" (3.78m x 2.95m)

Double glazed window to the side, radiator, exposed/treated floor boards, and a built in double wardrobe area.

OUTSIDE

Rear Garden

Cobblestone design paved patio area to the rear and side of the property, raised wall retaining flower bed area with a decorative cobblestone pathway leading to/from a circular design paved area creating a seating area. Decorative curved raised wall area either side of steps leading to a raised low maintenance garden area consisting of a block paved pathway divide with artificial lawns either side, and flower beds also either side. The block paved pathway leads to a further block paved patio area situated to the rear of the garden area. Secure gated access to the side allowing access to:-

Rear Entrance Walkway

Wall border to one side, fence border to the other side of a paved pathway leading to:-

Rear Gated Secure Parking

Mixture of wall and fence borders with paved, cobblestone, gravel and hard standing flooring providing off road parking for multiple vehicles. Double secure access gates to the side leading to/from:-

Rear Further Gated Driveway Access

Communal access area with a secure gated access - This area is accessed via Kyter Lane.

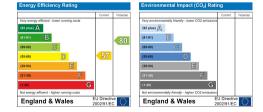
FURTHER INFORMATION

The tree within the secure parking area has a preservation order. Council Tax Band is E

The property is Freehold

The property is a Grade 2 listed building Previous owners secured access from the split level landing to the secondary lounge area on the first floor, and the access point from the utility to the secondary kitchen area, this allowed them to rent the areas in between out and receive an income for a one bedroom self contained rental property with its own access via the rear garden/parking area, a kitchen, landing area, bedroom, lounge and bathroom. Please refer to the floor plan to envisage the potential





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