



Birch Avenue,
Burntwood, WS7 4TQ

Offers in the Region Of £205,000

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Paul Carr Estate Agents are delighted to bring to market this well presented two bedroom property that has bags of potential for improvement and occupies an enviable plot.

Internally this home features an inviting hallway, two reception rooms, fitted kitchen, two double bedrooms, a family bathroom and also a useful single garage.

The property is set back from the road with a gated driveway, charming fore garden and generous rear garden.

Nearby amenities include easily accessible transport links, highly regarded local schools and a handful of local shops.

Offered for sale with NO ONWARD CHAIN this really is a gem and not to be missed!!!





Property Specification

EXCELLENT SCOPE AND POTENTIAL ON OFFER
NO ONWARD CHAIN
TWO RECEPTION ROOMS
TWO DOUBLE BEDROOMS
REAR AND FORE GARDEN

Hall

Dining Room 3.64m (11'11") x 3.15m (10'4")

Living Room 5.33m (17'6") x 3.47m (11'5")

Kitchen 3.48m (11'5") x 2.90m (9'6")

Garage 4.67m (15'4") x 2.44m (8')

Landing

Bedroom 1 4.46m (14'8") x 4.15m (13'7")

Bedroom 2 4.46m (14'8") x 3.49m (11'5")

Bathroom 2.20m (7'3") x 2.02m (6'8")



Agent's Note:

Every care has been taken with the preparation of these Sales Particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, professional verification should be sought. The mention of any fixtures, fittings and/or appliances does not imply they are in full efficient working order as they have not been tested. All dimensions are approximate. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale. These Sales Particulars do not constitute a contract or part of a contract.
Came on the market:

Viewer's Note:

Services connected: Gas, Electric, Water, Drainage
Council tax band: B
Tenure: Freehold

Floor Plan

This floor plan is not drawn to scale and is for illustration purposes only

Energy Efficiency Rating



Map Location

