



## 13 Highfield Avenue, Burntwood, WS7 9AW

Offers in the region of £275,000

- Semi Detached House
- Three Bedrooms
- Modern Fitted Kitchen
- Landscaped Rear Garden
- Caravan Parking
- Garage

# 13 Highfield Avenue, Burntwood WS7 9AW

Alexandra Grace Properties are delighted to offer for sale this spacious and well presented three bedroom semi-detached house situated in a sought after area of Boney Hay, Burntwood.

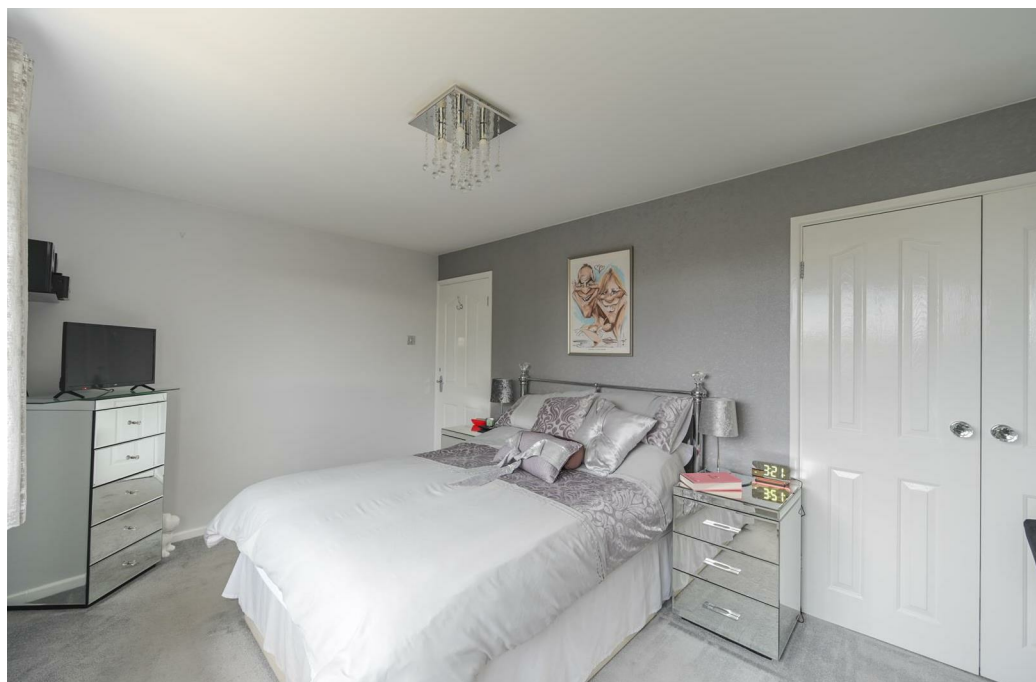
The property offers a good amount of living and sleeping accommodation which briefly comprises: Entrance hallway with cloak cupboard, spacious through lounge, modern fitted breakfast kitchen, guest w/c and large integral garage on the ground floor. Upstairs are three well proportioned bedrooms and a stunning fitted bathroom suite.

Externally there is a two/three car driveway with space for a caravan plus a large private rear garden with patio area perfect for families and good sized lawn

Other benefits include: UPVC double glazing, cavity wall and loft insulation, new alarm system and gas central heating.



Council Tax Band: C



Entrance Hall

Living Room

21'11" x 11'5"

Fitted Kitchen

11'9" x 10'9"

WC

3'11" x 3'1"

Integral Garage

14'4" x 7'8"

Stairs to First Floor

Bedroom

11'4" x 9'11"

Bedroom

14'6" x 9'2"

Bedroom

9'2" x 7'10"

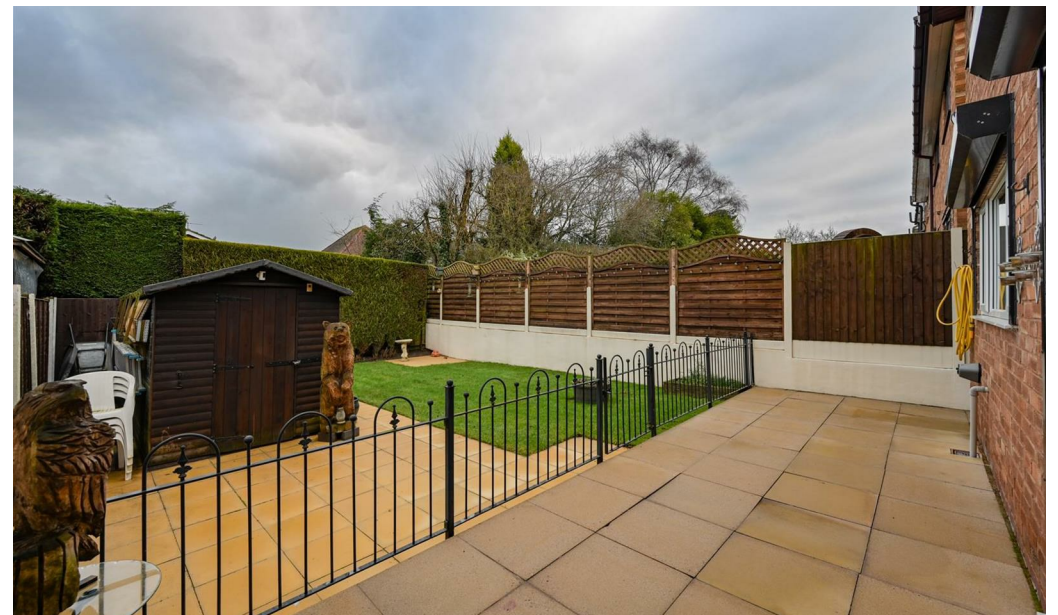
WC

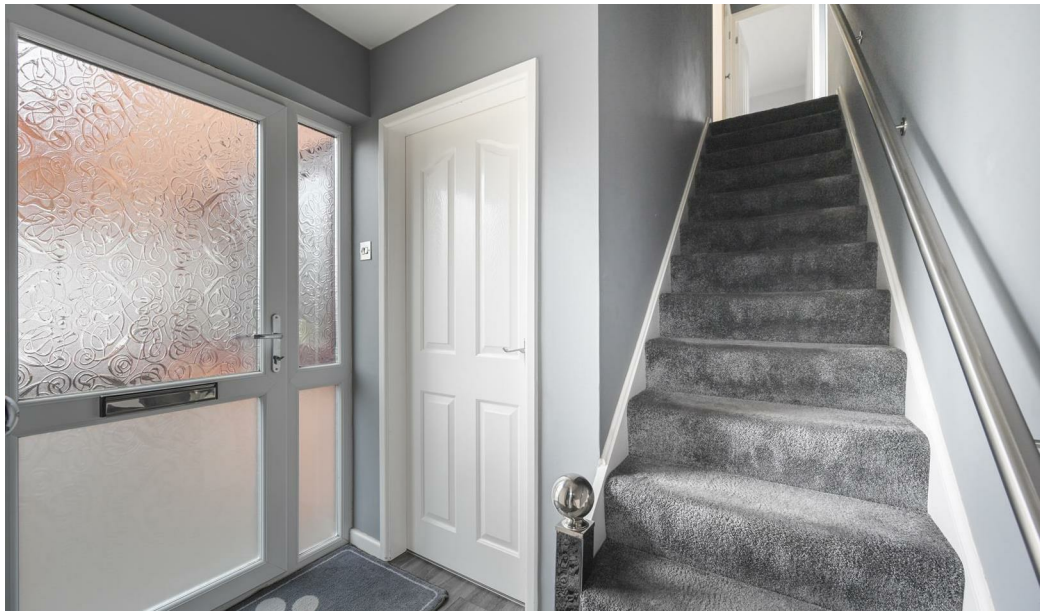
4'11" x 2'8"

Bathroom

8'6" x 7'9"











Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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Directions

Viewings

Viewings by arrangement only. Call 01543 222 700 to make an appointment.

Council Tax Band

C

