



Connells

Appleton Avenue
Birmingham

Appleton Avenue Birmingham B43 5LX

for sale offers over
£220,000



Property Description

Appleton Avenue, B43 - Ideal First Time Buyers or Investment Opportunity

Nestled on the ever-popular Appleton Avenue in the heart of B43, this three-bedroom semi-detached home offers an exciting opportunity for first-time buyers and investors alike.

Set over two floors, the property boasts a spacious living room perfect for relaxing or entertaining, a separate kitchen with direct access to the rear garden, and a welcoming entrance hall with porch.

Upstairs, the home features three well-proportioned bedrooms and a family shower room. Bedroom 1 and Bedroom 2 offer ample space for double beds, while Bedroom 3 provides a flexible option for a nursery, office, or guest room.

This home is a blank canvas with fantastic potential - ideal for those looking to personalise and add value. With the right vision, it can be transformed into a stylish and comfortable family home or a high-yielding rental property.

Early viewing is highly recommended to appreciate the potential this property offers.

Entrance

One ceiling light point, One double radiator

Lounge

26' 4" x 10' 5" (8.03m x 3.17m)

Window to front double glazed, Two ceiling light points, Gas fire, One double radiator, Double patio doors to garden

Kitchen

8' 9" x 5' 9" (2.67m x 1.75m)

Window to rear double glazed, One ceiling light point, Fitted kitchen, Gas hob, One single radiator, One sink, storage

First Floor Accommodation

Bedroom One

11' 5" x 10' 6" (3.48m x 3.20m)

Window to front double glazed, One ceiling light point, Fitted wardrobes, One double radiator

Bedroom Two

12' 4" x 10' 6" (3.76m x 3.20m)

Window to rear double glazed, One double radiator, One ceiling light point

Bedroom Three

8' 1" x 6' (2.46m x 1.83m)

Window to front double glazed, One ceiling light point, One double radiator

Bathroom

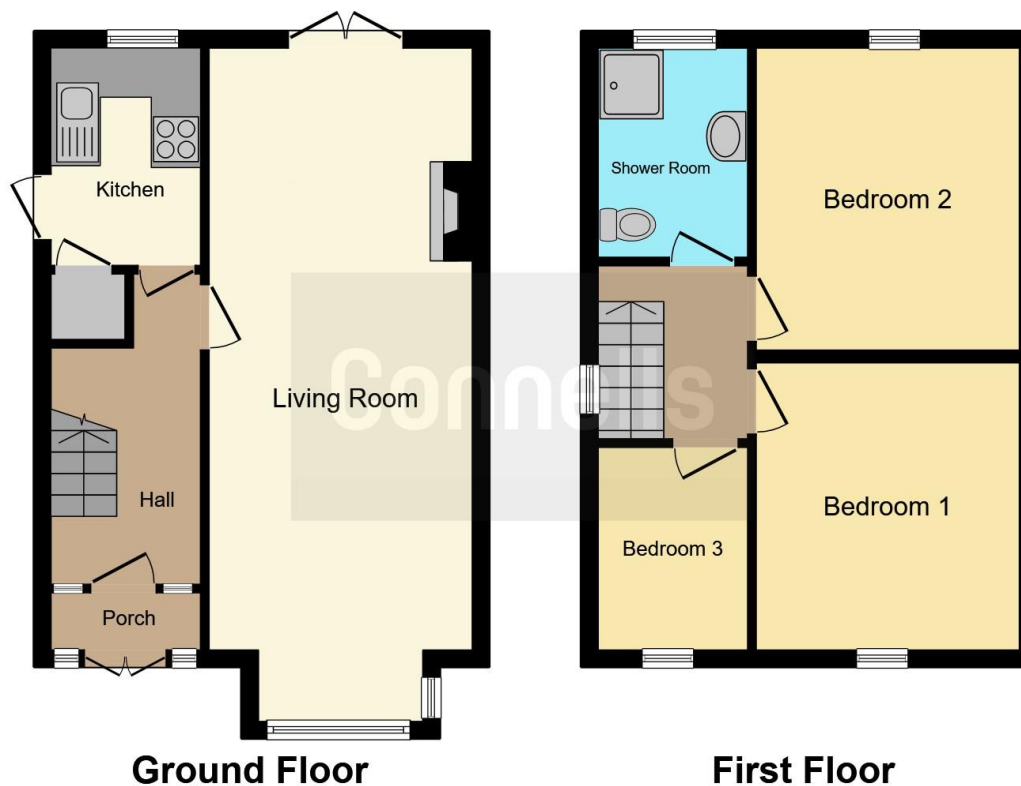
Window to rear double glazed, WC, Wash

hand basin, Two ceiling light points, Fully tiled, Electric shower









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 0121 357 6877
E greatbarr@connells.co.uk

907 Walsall Road Great Barr
 BIRMINGHAM B42 1TN

EPC Rating: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/GBR312148



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: GBR312148 - 0006