



Coleshill Road, Birmingham B36 8BQ



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welcome to Coleshill Road, Birmingham

- TRADITIONAL DETACHED HOUSE
- SIDE GARAGE (OFFERING SCOPE TO EXTEND OVER SUBJECT TO PLANNING)
- TWO RECEPTION ROOMS
- OFF ROAD PARKING

Council Tax Band: D

- THREE BEDROOMS

Tenure: Freehold EPC Rating: D

offers in the region of **£390,000**



Approach

Entrance Hallway

Reception Room One

15' 8" into the bay x 12' 9" max (4.78m into the bay x 3.89m max)

Reception Room Two

16' 9" max x 11' 9" into chimney recess (5.11m max x 3.58m into chimney recess)

Kitchen

9' 8" x 7' 9" (2.95m x 2.36m)

Garage

28' 10" x 7' 4" (8.79m x 2.24m)

Downstairs Guest W.C.

First Floor Landing

Bedroom One

16' 2" into bay x 12' to fitted wardrobe (4.93m into bay x 3.66m to fitted wardrobe)

Bedroom Two

11' 5" x 9' 9" to fitted wardrobe (3.48m x 2.97m to fitted wardrobe)

Bedroom Three

9' 9" x 9' (2.97m x 2.74m)

Bathroom

Rear Garden

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Property Ref:

CAB110336 - 0006

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