



Burnham Road, Birmingham B44 8HX

welcome to

Burnham Road, Birmingham

*****FOUR BEDROOMS***SEMI DETACHED***FREEHOLD***TWO BATHROOMS***CONVERTED GARAGE***LARGE CONSERVATORY***DOUBLE GLAZING***CENTRAL HEATING*****

Front Garden

Block paved

Entrance Porch

Double Glazing, UPVC Door, Tiled Flooring

Entrance Hall

Radiator, Tiled Flooring, 2 x Ceiling light points

Lounge

11' not into bay x 10' 3" (3.35m not into bay x 3.12m)
Double glazing bay to front, Radiator, Ceiling light point, tiled floor, Radiator

Kitchen

17' 3" max x 13' (5.26m max x 3.96m)
Wall and floor cabinets, Tiled flooring, Radiator, Strip light, Ceiling light point, Integrated cooker, Dishwasher, Electric hob, Space for a fridge/freezer, Double glazing to rear through to conservatory

Conservatory

15' 8" x 14' 5" (4.78m x 4.39m)
Radiator, Tiled floor, Under floor heating, Double glazed

Bedroom One

10' 11" x 8' 11" (3.33m x 2.72m)
Radiator, Double glazing to side and rear into garden, boiler, laminate flooring, Ceiling light point

Ensuite

Shower, WC, Sink, Tiled flooring, Ceiling light point

2nd Conservatory

2nd conservatory off garage, double glazing, UPVC door, Tiled floor, Ceiling light point

Landing

Loft access, boarded, Double glazed to side, Carpet, Ceiling light point

Bedroom Two

13' 9" x 11' 5" (4.19m x 3.48m)
Double glazing bay to rear, Carpet, Ceiling light point, Radiator, Built in wardrobes

Bedroom Three

11' 1" x 10' 8" (3.38m x 3.25m)
Double glazing to front, Radiator, Carpet, Ceiling light point

Bedroom Four

7' 3" x 6' 3" (2.21m x 1.91m)
Ceiling light point, Carpet, Double glazing to front, Radiator

Rear Garden

Astro turf, Wooden shed, Trees, Block paved, Not overlooked





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- SEMI DETACHED
- FOUR BEDROOMS
- TWO BATHROOMS
- CONVERTED GARAGE
- LARGE CONSERVATORY

Tenure: Freehold EPC Rating: D

offers in the region of

£290,000



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

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Property Ref:
GRB111027 - 0007

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