



Chingford Road, Birmingham B44 0BQ

welcome to

Chingford Road, Birmingham

FREE LEGALSMID TERRACE***THREE BEDROOMS***LOUNGE***KITCHEN***GROUND FLOOR BATHROOM***REAR GARDEN***DRIVEWAY***NO CHAIN***

Agent Note

Council Tax Band A

Agent Note

Subject to using their chosen solicitors the sellers have agreed to pay the purchasers legal fees and search fees.

Approach

Gravel drive with gate to the rear garden and UPVC door into

Entrance Hall

Stairs up to the first floor, radiator, ceiling light point, door into

Lounge

13' 11" x 12' 6" (4.24m x 3.81m)

Double glazed window to the front of the property, laminate flooring, understairs storage, radiator, ceiling light point, door into

Kitchen

9' 4" x 9' 3" (2.84m x 2.82m)

Double glazed window to the rear of the property, UPVC door to the rear, tiled floors and walls, a range of wall and base units with a roll top worksurface, stainless steel sink and drainer, gas hob with brand new oven and extractor fan, brand new dishwasher included, wall mounted boiler, radiator, door into

Utility

Brand new fitted washing machine, space for a tumble dryer and door into

Downstairs Bathroom

Double glazed window to the rear of the property, bath with electric overhead shower, wash hand basin with a vanity unit, low level WC, tiled flooring, heated towel rail, ceiling light point.





Landing

Loft access, storage cupboard, ceiling light point, doors to

Bedroom One

12' 2" x 10' 5" (3.71m x 3.17m)

Double glazed window to the front of the property, ceiling light point, radiator, door into walk in wardrobe

Bedroom Two

12' 10" x 8' 10" (3.91m x 2.69m)

Double glazed window to rear of the property, radiator, ceiling light point

Bedroom Three

9' 5" x 8' (2.87m x 2.44m)

Double glazed window to the rear of the property, radiator, ceiling light point, storage cupboard



Rear Garden

Patio and lawn area, fence borders and a gate to the front garden, concrete pad to the rear of the garden suitable for summerhouse, shed, home office.



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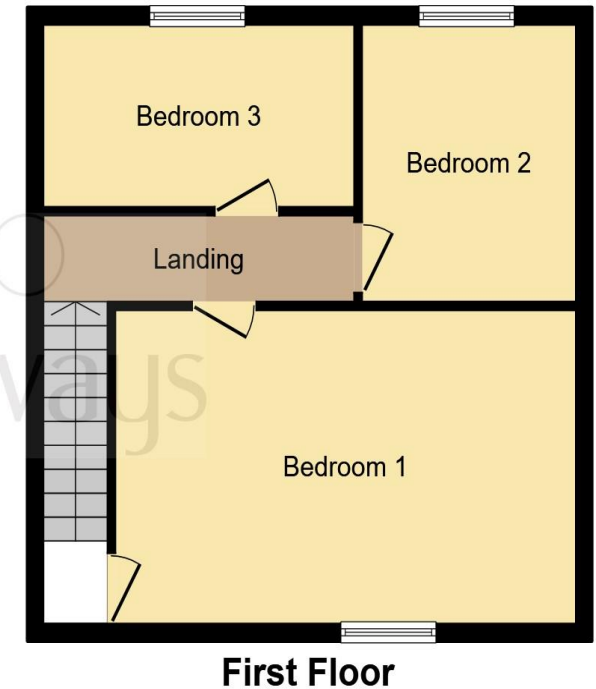
welcome to

Chingford Road, Birmingham

- MID TERRACE
- THREE BEDROOMS
- LOUNGE
- KITCHEN
- GROUND FLOOR BATHROOM

Tenure: Freehold EPC Rating: D

£200,000



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:
GRB111322 - 0008

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