



Anderson Crescent, Birmingham B43 7ST

welcome to

Anderson Crescent, Birmingham

SEMI DETACHEDTHREE BEDROOMS***TWO RECEPTION ROOMS***OFF ROAD PARKING***REAR GARAGE***DOUBLE GLAZED***CENTRAL HEATING***

Note

Council tax band: C

Front Garden

Dropped kerb parking to front with lawned area.

Entrance Porch

UPVC double glazed double doors to front.

Entrance Hall

Door to front, understair storage and laminate flooring.

Lounge

15' into bay x 10' (4.57m into bay x 3.05m)
UPVC double glazed bay window to front, TV aerial point, carpet flooring and radiator.

Dining Room

13' into patio door x 9' 9" (3.96m into patio door x 2.97m)
Double glazed patio door to rear and laminate flooring.

Kitchen

9' 5" x 6' 2" (2.87m x 1.88m)
UPVC double glazed window to rear, wall and base units with work surfaces over, sink and drainer unit, part tiling to walls and tiled flooring.





Landing

UPVC double glazed frosted window to side, carpet flooring and loft access.

Bedroom One

13' 8" into window x 10' (4.17m into window x 3.05m)
UPVC double glazed window to front, laminate flooring and radiator.

Bedroom Two

13' 6" x 9' 9" (4.11m x 2.97m)
UPVC double glazed window to rear, laminate flooring and radiator.

Bedroom Three

8' 1" into window x 5' 10" (2.46m into window x 1.78m)
UPVC double glazed window to front, laminate flooring and radiator.

Bathroom

UPVC double glazed window to rear, walk in shower, p shaped bath, vanity wash hand basin, low level WC, tiled flooring and heated towel radiator.

Rear Garden

Mainly laid to lawn.



view this property online shipways.co.uk/Property/GRB110074



welcome to

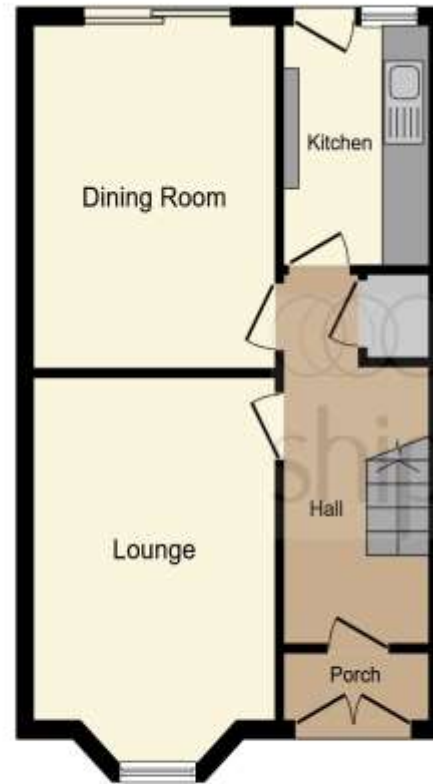
Anderson Crescent, Birmingham

- SEMI DETACHED
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- OFF ROAD PARKING
- REAR GARAGE

Tenure: Freehold EPC Rating: E

offers in excess of

£230,000



Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

view this property online shipways.co.uk/Property/GRB110074



Property Ref:
GRB110074 - 0004

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Shipways is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



0121 358 2281



greatbarr@shipways.co.uk



905 Walsall Road, Great Barr, BIRMINGHAM,
West Midlands, B42 1TN



shipways.co.uk