



College Farm Drive, Birmingham B23 5YE

welcome to

College Farm Drive, Birmingham

*****SEMI DETACHED***THREE BEDROOMS***LOUNGE***KITCHEN***CONSERVATORY***OFF ROAD PARKING***DOUBLE GLAZING***CENTRAL HEATING*****

Note

Council tax band: C

Front Garden

Dropped kerb and block paved with lawned area with access to garage.

Entrance Hall

Double glazed door to side and radiator.

Lounge

14' x 11' 7" (4.27m x 3.53m)

Double glazed window to front, understairs storage, gas fire and fireplace, ceiling light point, radiator and door into:-

Kitchen / Diner

14' 11" x 8' 10" (4.55m x 2.69m)

Window to rear, wall and base units with work surfaces over, sink and drainer unit, double gas oven, spotlights, ceiling light point, radiator and patio door to rear.

Conservatory

14' x 8' 5" (4.27m x 2.57m)

Wooden construction, double doors to rear, ceiling light point with fan and radiator.





Bedroom One

13' 4" x 8' 3" (4.06m x 2.51m)

Double glazed window to front, ceiling light point and radiator.

Bedroom Two

9' 10" x 7' 9" (3.00m x 2.36m)

Double glazed window to rear, ceiling light point and radiator.

Bedroom Three

7' 11" x 6' 6" (2.41m x 1.98m)

Double glazed window to front, storage cupboard, ceiling light point and radiator.

Bathroom

Double glazed window to rear, bath with shower over, wash hand basin, low level WC, tiling to walls, ceiling light point and radiator.

Rear Garden

Paved patio area, lawned area, further paved patio area with pagoda and fenced surround.



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- SEMI DETACHED
- THREE BEDROOMS
- LOUNGE
- KITCHEN
- CONSERVATORY

Tenure: Freehold EPC Rating: D

£275,000



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.

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Property Ref:
GRB110111 - 0002

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