



Avondale Road, Birmingham B11 3JU

welcome to

Avondale Road, Birmingham

*** TERRACED ** THREE BEDROOMS ** CONVERTED LOFT ROOM ** TWO RECEPTION ROOMS ** KITCHEN ** DOWNSTAIRS WC WITH SHOWER **
DOWNSTAIRS FAMILY BATHROOM ** REAR GARDEN ** CALL NOW TO VIEW 0121 744 4595 ***



Approach

Tarmac frontage with wall to front.

Lounge

12' 4" into bay x 11' 5" into recess (3.76m into bay x 3.48m into recess)

Obscure double glazed door to front, double glazed bay window to front, fireplace, ceiling light point and radiator.

Dining Room

11' x 17' 6" (3.35m x 5.33m)

Sky light, stairs to first floor accommodation, two ceiling light points, two radiators and storage cupboard.

Kitchen

10' into recess x 13' 4" (3.05m into recess x 4.06m)

Double glazed window to rear, sky light, wall, base and drawer units, rolled edge work surface, tiled to splash prone areas, sink and drainer with mixer tap, gas hob and oven, plumbing for washing machine, two ceiling light points, radiator and obscure double glazed door to side.

Downstairs Shower Room

Shower cubicle with electric shower, pedestal hand wash basin with mixer tap, low level wc, walls part tiled and ceiling light point.

Downstairs Bathroom

Obscure double glazed window to rear, panelled bath with mixer tap and shower over, hand wash basin with mixer tap and storage below, low level wc, stainless steel towel radiator, fully tiled, ceiling light point and wall mounted boiler.

Landing

Ceiling light point, radiator and stairs to loft room.

Bedroom One

10' 7" x 11' 2" into recess (3.23m x 3.40m into recess)

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

Bedroom Two

8' 1" x 9' (2.46m x 2.74m)

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

Bedroom Three

12' 4" x 5' 6" into recess (3.76m x 1.68m into recess)

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

Loft Room

13' 5" plus recess/eaves x 11' 7" (4.09m plus recess/eaves x 3.53m)

Sky light, ceiling light point and radiator.

Rear Garden

Low maintenance paved rear garden.



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Avondale Road, Birmingham

- TERRACED
- THREE BEDROOMS
- LOFT ROOM
- TWO RECEPTIONS ROOMS
- KITCHEN

Tenure: Freehold EPC Rating: D

offers in excess of

£215,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SLY108886 - 0004

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