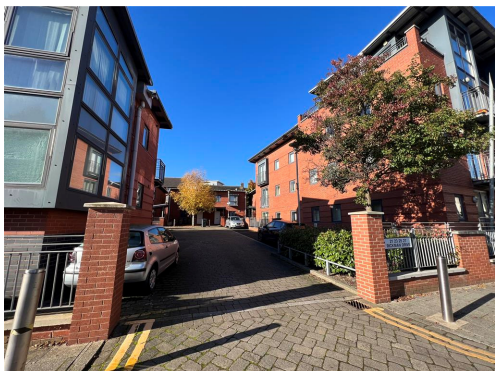




Connells

Rickman Drive
Birmingham



Property Description

Here at Connells Birmingham City office we offer free advice on the house buying, selling, investing and letting process. Whilst also offering a large range of brand new build properties. We also offer mortgage advise should you need it whether you're a purchaser, seller or investor. Please contact us for more information.

SPACIOUS MODERN PROPERTY IN CULDESAC LOCATION - An ideal first time buy or family home having generous room sizes throughout. Offering hallway, kitchen diner, lounge, utility with d/stairs wc, three bedrooms, bathroom, rear garden & driveway. Property is situated in a secluded position.

Entrance Hallway

Double glazed door entrance, laminate flooring & radiator.

Lounge

Double glazed window, radiator, laminate flooring, double glazed patio doors.

Kitchen Diner

Double glazed window, wall and base units, radiator, work surfaces, sink drainer, tiling, gas hob, double oven, wall mounted boiler, plumbing, space for domestic appliances,

Utility Room & Downstairs Wc

Window, downstairs wc, wash hand basin, tiling, radiator, work surfaces, plumbing, laminate flooring.

Landing

Airing cupboard, laminate flooring.

Bedroom 1

Double glazed window, laminate flooring, radiator.

Bedroom 2

Double glazed window, laminate flooring, radiator.

Bedroom 3

Double glazed window, laminate flooring, radiator.

Bathroom

Double glazed window, low level wc, wash hand basin, tiling, bath with shower over, radiator and extractor fan.

Outside

Front - block paved parking area with parking space.

Rear garden - Enclosed rear garden with gated access, and gated side access, lawn area and patio.

To view this property please contact Connells on

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BIRMINGHAM B3 3LP

EPC Rating: C

view this property online [connells.co.uk/Property/DIG110304](https://www.connells.co.uk/Property/DIG110304)

Tenure: Freehold



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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