

for sale

offers in the region of **£575,000**



Mary Street Birmingham B3 1UD

THREE BEDROOM FOUR STORY TOWN HOUSE, JEWELLERY  
QUARTER BIRMINGHAM CITY CENTRE, PRIME LOCATION, UNIQUE  
LAYOUT, CLOSE TO TRANSPORT LINKS

# Mary Street Birmingham B3 1UD

## Entrance Hall

Doors off to:

## Lounge Area

16' 3" x 24' 4" ( 4.95m x 7.42m )

Two skylights, storage, fitted blinds, double glazed windows, patio doors opening onto balcony, laminate flooring and radiator.

## Kitchen/Diner

16' 3" x 24' 4" ( 4.95m x 7.42m )

Modern fitted kitchen with base units, work surfaces, sink and drainer, cooker point with extractor fan overhead, breakfast bar, integrated washing machine/dishwasher, laminate flooring, radiator, double glazed window.

## W.C

w.c, wash hand basin.

## Study

9' 3" x 9' 9" ( 2.82m x 2.97m )

Fitted blinds, storage, carpet flooring and radiator,

## Bedroom One

12' 2" x 15' 6" ( 3.71m x 4.72m )

Double glazed window with fitted blinds, carpet flooring and radiator.

## Bedroom Two

9' 2" x 13' 8" ( 2.79m x 4.17m )

Fitted blinds, carpet flooring and radiator.

## Bedroom Three

9' 9" x 9' 3" ( 2.97m x 2.82m )

Fitted blinds, carpet flooring and radiator.

## Bathroom

Beautiful bathroom suite comprising of bath with shower overhead, glass shower screen, w.c, vanity wash hand basin, vanity mirror, fully tiled, towel rail heater, laminate flooring, large double glazed window, storage.

## Outside

Courtyard & allocated parking.



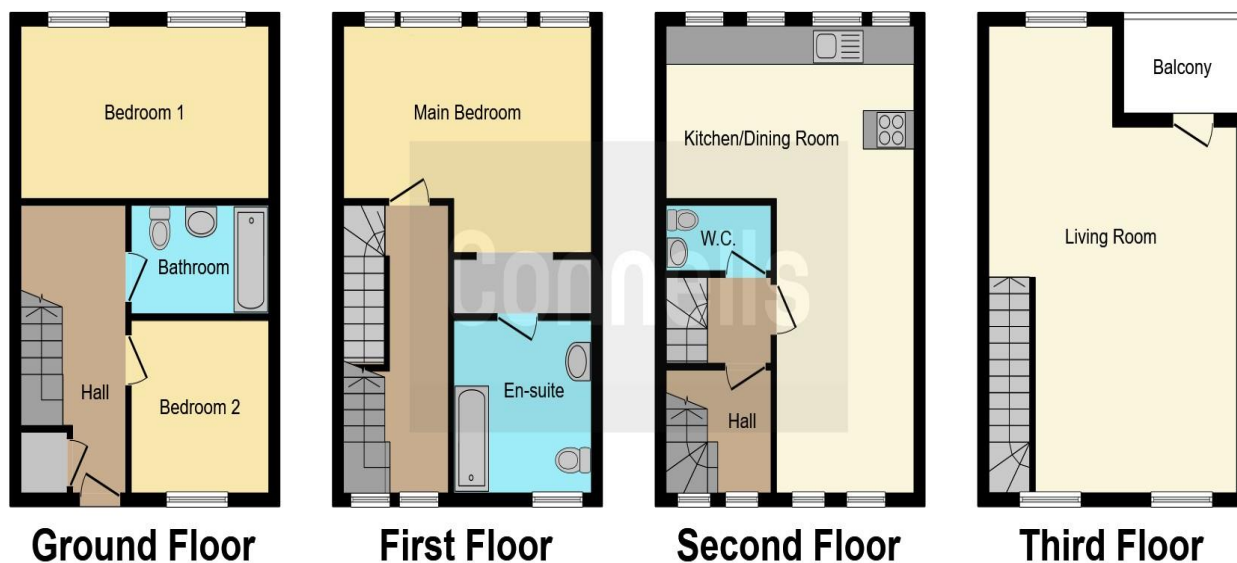












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref: DIG112424 - 0003

Tenure:Freehold EPC Rating: B

Council Tax Band: E

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