

PRIME ESTATES

INDEPENDENT ESTATE AGENTS

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Fordrough Lane, Birmingham | £275,000

**** EXTENDED TERRACE HOUSE ** THREE BEDROOMS ** LOFT ROOM ** IDEAL FAMILY HOME ** TWO RECEPTION ROOMS ** DRIVEWAY ** BEAUTIFULLY PRESENTED ****

A CHANCE TO PURCHASE A THREE BEDROOM PROPERTY IN FORDROUGH LANE, BORDESLEY GREEN WHICH IS SITUATED CLOSE TO ALL LOCAL AMENITIES & TRANSPORT LINKS! READ ON..

CALL OUR YARDLEY OFFICE ON 0121-783-3422 FOR AN IMMEDIATE VIEWING!

This family home is accessed via a DRIVEWAY for TWO CARS and leading to a double glazed, entrance door with accommodation comprising:- entrance porch, TWO RECEPTION ROOMS, EXTENDED KITCHEN, BATHROOM and REAR GARDEN to the ground floor. To the first floor there are THREE BEDROOMS AND STAIRCASE LEADING TO LOFT ROOM.

The property benefits from central heating & double glazing (where specified)

Energy Performance Rating : awaiting

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APPROACH

Access is gained via driveway leading to front door

Porch

With front door to:

Lounge

15'4 x 13'10 (4.67m x 4.22m)
Double glazed window to front, central heating radiator, stairs to the first floor and door to:

Dining Room

15'3 x 9'3 (4.65m x 2.82m)
Double glazed patio doors to rear, central heating radiator and door to:

Kitchen

9'11 x 7'1 (3.02m x 2.16m)
Double glazed window to side, fitted with a range of matching wall base and drawer units with work surface over, stainless steel sink and drainer with mixer tap over, oven hob and extractor and door to:

Lobby

door to garden and door to:

Bathroom

Double glazed frosted window to side, suite comprising "P" shaped panelled bath with shower over, low level w.c, wash hand basin and underfloor heating.

Landing

Stairs to loft room and doors off:

Bedroom One

10'8 x 10'11 (3.25m x 3.33m)
Double glazed window to front and central heating radiator

Bedroom Two

12'9 x 9'5 (3.89m x 2.87m)
Double glazed window rear and central heating radiator.

Bedroom Three

9'4 x 7'4 (2.84m x 2.24m)
Double glazed window to rear and central heating radiator

Loft Room

Velux window to rear

OUTSIDE

Rear Garden

Enclosed with paved and entry leading to front

