

# Barratt Last

ESTATE AGENTS

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**STONEYMOOR DRIVE, CASTLE BROMWICH, B36 9TG**  
**£220,000 FREEHOLD**

- Freehold Mid-Terraced Residence
- Downstairs W.C.
- 'Off Road' Parking To Fore
- Three Bedrooms
- Central Heating & Double Glazing
- No On-Going Chain

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A Freehold, centrally heated, double glazed, Three Bedroomed Mid-Terraced residence with 'Off Road' Parking to fore, Hallway, Downstairs W.C., Rear Lounge, Fitted Kitchen, Bathroom With Shower, Enclosed Rear Garden. No On-Going Chain.

## GROUND FLOOR

### Enclosed Porch Entrance

UPVC double glazed entrance door.

### Hallway

Laminate floor covering, central heating radiator, recess understairs, store cupboard.

### Fitted Guests Cloakroom

UPVC clad walls, laminate floor covering, wash hand basin, low flush w.c., double glazed window.

### Kitchen/Dining Room

18' 6" x 9' 4"

Double glazed window to fore, fitted base and wall cupboards, single drainer stainless steel sink, work surfaces, tiled splashbacks, cupboard housing 'Worcester' combination gas fired central heating boiler, central heating radiator.

### Lounge

15' 7" x 10' 8"

Laminate floor covering, 'Adam' style fireplace, central heating radiator, double glazed French doors opening to rear garden.

## FIRST FLOOR

### Landing

Store cupboard, access to loft area with pull-down ladder.

### Bedroom 1

16' 6" x 8' 9"

Double glazed window to fore, central heating radiator.

### Bedroom 2

12' 11" x 8' 7"

2 double glazed windows to rear, central heating radiator.

### Bedroom 3

12' 4" x 6' 8"

Double glazed window to rear, central heating radiator.

## Bathroom

Panelled bath, over bath shower fitted, pedestal wash hand basin, low flush w.c., part tiled walls, central heating radiator, double glazed window.

## OUTSIDE


### Gardens

Driveway to fore providing 'off road' car parking. At the rear there is timber decking, artificial lawn and a full width garden shed.

## ADDITIONAL INFORMATION

Tenure - We understand that the property is Freehold, however we would advise all interested parties to have this information verified by their Legal Representative.

Council Tax - Band C - Solihull Metropolitan Borough Council.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## HOME TO SELL?

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