

Cottons

CHARTERED SURVEYORS

38 Fountain Road, Edgbaston,
Birmingham, B17 8NR

£455,995



- 6 Bedroom Semi Detached House
- 3 Reception Rooms
- UPVC Double Glazed
- EPC Rating: E(51)
- Off Road Parking
- Gas Fired Central Heating

Cavendish House, 359 - 361 Hagley Road Edgbaston, Birmingham, B17 8DL
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An opportunity to purchase a three storey semi detached family home within EDGBASTON on the outskirts of Birmingham City Centre. With accommodation boasting SIX BEDROOMS, THREE RECEPTION ROOMS AND THREE BATHROOMS viewings are VITAL to appreciate size on offer. Benefiting from double glazing and gas central heating (both where specified), this ideal family home comprises; porch, hallway, two reception rooms, dining room, re-fitted kitchen, utility room, downstairs shower room with W.C., Six bedrooms, two further bathrooms with W.Cs, good size rear garden. EPC Rating: E(51)

Property Tenure

Freehold

Council Tax Band

E

Fixtures and Fittings

All fixtures and fittings mentioned in these particulars of sale are included in the asking price. All others are specifically excluded, but some items may be available by separate negotiation.

ACCOMMODATION

Accommodation

All Measurements are Maximum length and width

Ground Floor

Entrance Hallway, Front Reception Room, Rear Reception Room (5.15x3.99m), Dining Room (3.35mx4.20m), Kitchen (5.13mx2.39m), Inner Lobby/Utility Room (2.80x1.78m) Bathroom having bath with Shower over, Wash Basin and WC (1.59mx1.78m)

First Floor

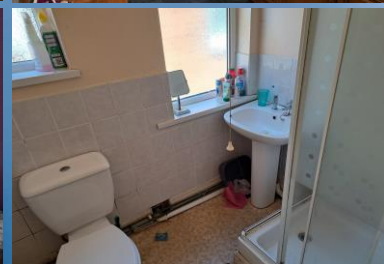
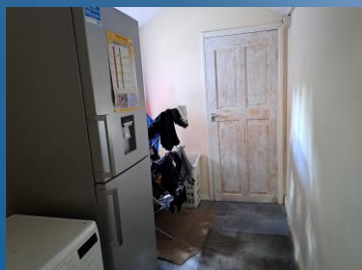
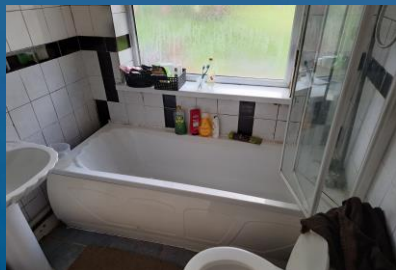
Stairs and landing, Bedroom 1 (Double) (4.16mx3.94m), Bedroom 2 (Single) (3.16mx2.43m), Bedroom 3 (Double) (3.31mx4.16m), Bedroom 4 (Double) (4.86mx5.85m) Shower Room having Shower, Wash Basin and WC (1.85mx1.38m),

Second Floor

Stairs and Landing, Bedroom 5 (Double) (4.23mx3.97m), Bedroom 6 (Double) (3.82mx4.46m), Shower Room having Shower, Wash Basin and WC (2.15mx2.85m),

Outside

Front: Block paved drive allowing for off road parking.
Rear: Patio Area and Lawned Garden



Cottons is a trading name name of "Cottons Property Consultants LLP" which is a Limited Liability Partnership registered in England and Wales. Registered No OC360837. Registered Office 361 Hagley Road, Edgbaston, Birmingham B17 8DL.

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