

16 Bearwood Road, , Smethwick, B66 4HH



Monthly Rental Of £1,000

- Traditional Terraced Property
- Fitted Kitchen
- EPC Rating: D Council Tax Band: A
- Two Reception Rooms
- Three Bedrooms
- Double Glazing and Gas Central Heating.

100TH
ANNIVERSARY
CENTENARY YEAR 2024
COTTONS

Company Details:

Cottons is a trading 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.

Individuals referred to as "partners" or "associate partners" are members of Cottons Property Consultants LLP, employees, persons working at the direction of or consultants with equivalent standing or qualifications.

Partners:

Andrew J. Barden MRICS FNAVA
Richard D. Longden B.Sc. (Hons.) MRICS
Stephen D. Sutton B.Sc (Est Man) FRICS
Stuart A. Gibbs MARLA
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Jason E. Coombes B.A. Assoc RICS MARLA MNAVA

Associate Partners:

Ian M. Axon ANAVA
MaryJane Davies

Consultant:

Kenneth F Davis FRICS

*** Video Tour Available *** Cottons are delighted to offer a recently refurbished traditional terraced property, offering excellent accommodation over two floors. This superb home offers two spacious reception rooms, plus a fitted kitchen, walk in pantry and under-stairs cupboard to the first floor, with three bedrooms and a re-furbished bathroom suite to the first floor. The property boasts gas central heating and double glazing and has an enclosed paved rear garden. EPC Rating: D Council Tax Band: A. Security Deposit £1150 Holding Deposit £230 For a full breakdown of permitted fees, please visit our website, cottons.co.uk.

ACCOMMODATION

Entrance Lobby, leading onto hallway.

Front reception with feature bay window, ceiling mounted light point and gas central heating radiator.

Rear reception with window over looking the rear garden, ceiling mounted light point, gas central heating radiator with door to fitted kitchen.

Fitted Kitchen, with built-in pantry cupboard, wall and base mounted units, built in oven, hob and extractor hood. Ceiling mounted light point, plumbing for a washing machine, stainless steel sink & drainer, plus a window and door to the rear garden aspect, plus the gas central heating boiler.

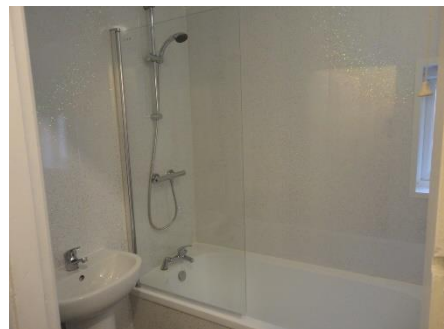
Bedroom one – overlooking the front aspect, with window, ceiling mounted light point and gas central heating radiator.

Bedroom Two – overlooking the rear aspect, with window, ceiling mounted light point and gas central heating radiator.

Bathroom fitted with a three-piece suite, W.C. and panelled bath with shower over and UPVC panelling to walls. The room has a ceiling mounted light point, and a window over looking the side aspect.

Bedroom Three – overlooking the rear aspect, with window, ceiling mounted light point and gas central heating radiator.

Outside: having small courtyard to for and a paved rear garden with pedestrian gated access to the shared passageway to the rear of the property.



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Ground Floor
For illustrative purposes only, not to scale.



First Floor
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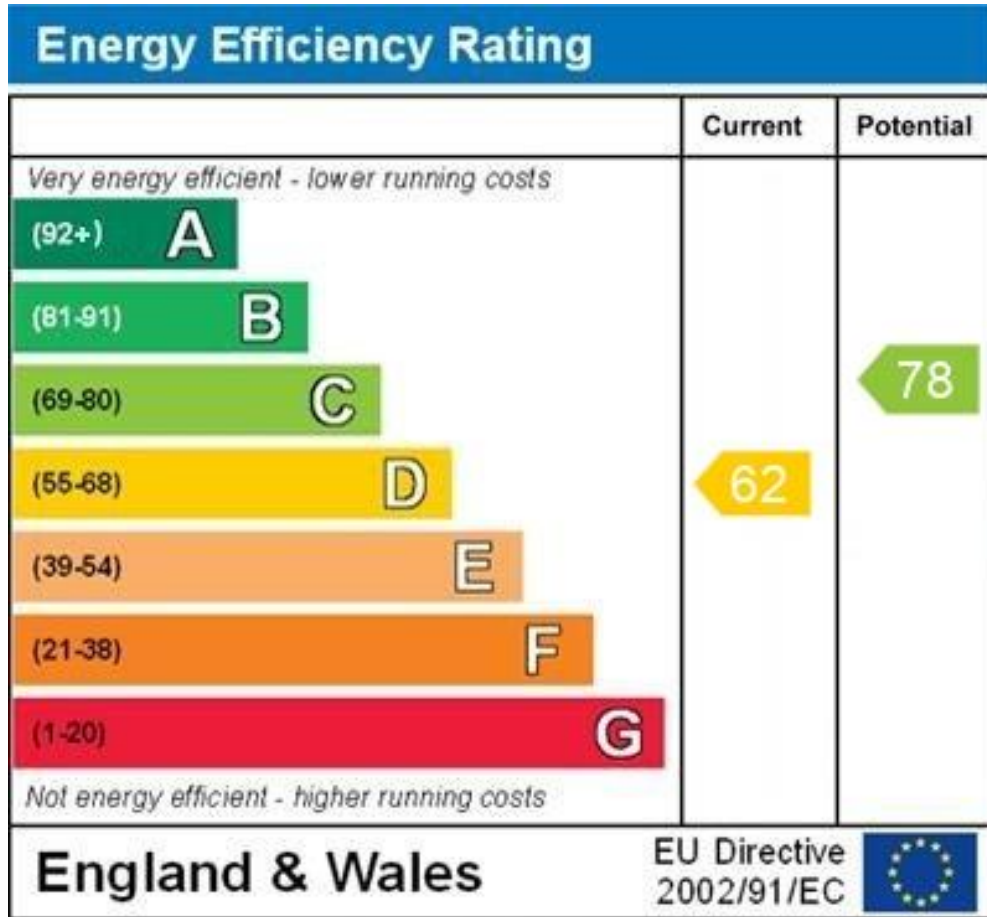
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Property Tenure

Freehold

Council Tax Band

A

EPC Rating

D



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