



Downton Crescent, Birmingham





Property Description

Burchell Edwards are delighted to offer this well presented three-bedroom semi-detached home sat on a large corner plot in the Tile Cross area of Birmingham (B33).

The property in brief comprises of an enclosed front porch, an entrance hallway, large lounge, extended kitchen diner, three bedrooms and a family bathroom.

Upon arrival you will discover ample off-road parking by-way-of a driveway & double garage. To the rear, there is a south facing, private rear garden with a large lawn and a purpose built workshop with power supply.

Located amongst many local amenities, within walking distance to many local shops, eateries and transport links. The school catchments make an ideal purchase for the the growing family!

With the additional benefit of gas central heating all through, we would recommend an early viewing to be essential in order to appreciate the space and accommodation available. Please call at your earliest convenience as we anticipate high viewing interest.

Front Garden

Block paved driveway with off road parking and double garage.

Entrance Porch

Double glazed windows to front elevation and tiled floor.

Entrance Hallway

Tiled floor and central heating radiator.

Lounge

21' 1" x 11' 9" (6.43m x 3.58m)

Double glazed bay window to front elevation, double glazed window to side elevation, two central heating radiators and laminate flooring.

Kitchen/ Diner

20' 6" x 19' (6.25m x 5.79m)

Two double glazed windows to side elevation, double glazed patio doors to front elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, integrated oven and grill, induction hob with extractor hood, part tiled, central heating radiator, laminate flooring and storage cupboard housing central heating boiler.

Landing

Loft access, carpet and storage cupboard.

Bedroom One

12' 10" x 7' 11" (3.91m x 2.41m)

Double glazed window to side elevation, central heating radiator, carpet and storage cupboard.

Bedroom Two

13' 10" x 10' 1" (4.22m x 3.07m)

Double glazed window to front elevation, carpet, central heating radiator and storage cupboard.

Bedroom Three

10' 1" x 7' (3.07m x 2.13m)

Double glazed window to side elevation, central heating radiator and laminate flooring.

Bathroom

Two double glazed windows to side elevation, bath with shower over, W.C, wash hand basin, extractor, heated towel rail, psotlights, tiled walls and tiled floor.

Garage

21' 6" x 9' 9" (6.55m x 2.97m)

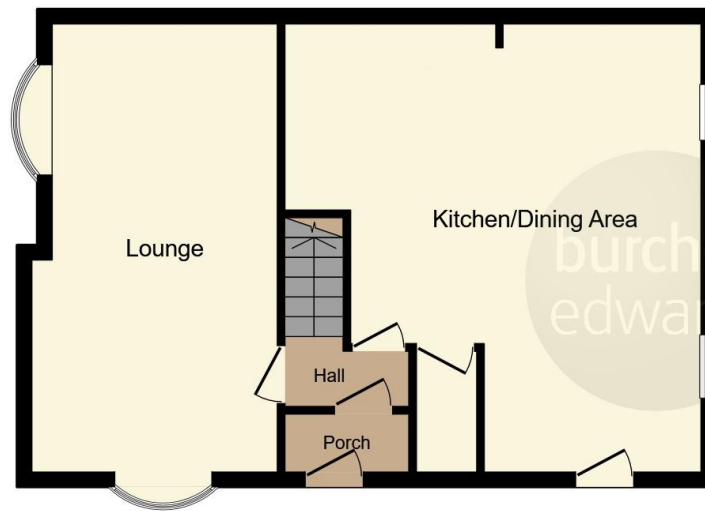
Rear Garden

lawn, decking, tress and shrubs.

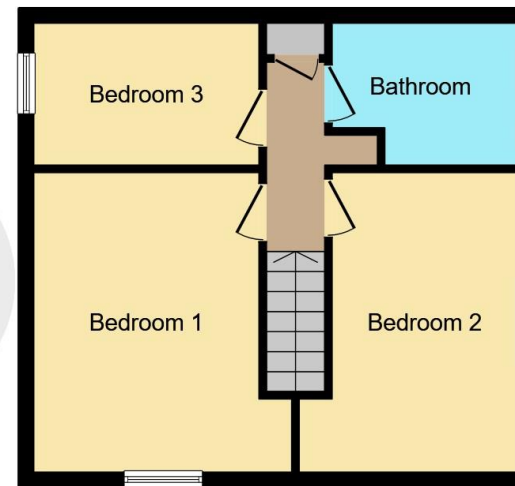








Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Burchell Edwards on

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EPC Rating: B

Tenure: Freehold

view this property online burchelledwards.co.uk/Property/CBW209276



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