



The Corngreaves, Birmingham





## Property Description

Burchell Edwards are pleased to offer this well modernised two bedroom home. This property is spacious throughout with an extended living/dining space with a functional kitchen to the front of the property. The two bedrooms upstairs are both a generous size with a well-kept family bathroom and ample storage space rounding off a lovely home.

## Entrance Porch

Double glazed door to front elevation and double glazed window to side elevation.

## Entrance Hallway

Double glazed door to front elevation, under stairs storage and central heating radiator.

## Lounge

17' x 14' 9" max ( 5.18m x 4.50m max )

Double glazed french doors to rear elevation, laminate flooring and central heating radiator.

## Kitchen

10' x 8' 6" ( 3.05m x 2.59m )

Double glazed window to front elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, electric hob, integrated dishwasher and washing machine, spotlights, tiled flooring, pantry and central heating radiator.

## Landing

Carpet, loft access and two storage cupboards.

## Bedroom One

11' 10" x 14' 10" max ( 3.61m x 4.52m max )  
Two double glazed windows to rear elevation, carpet and storage cupboard.

## Bedroom Two

8' 9" x 8' 9" ( 2.67m x 2.67m )  
Double glazed window to front elevation, laminate flooring and central heating radiator.

## Bathroom

Double glazed window to front elevation, bath, shower, wash hand basin, W.C, fully tiled and heated towel rail.

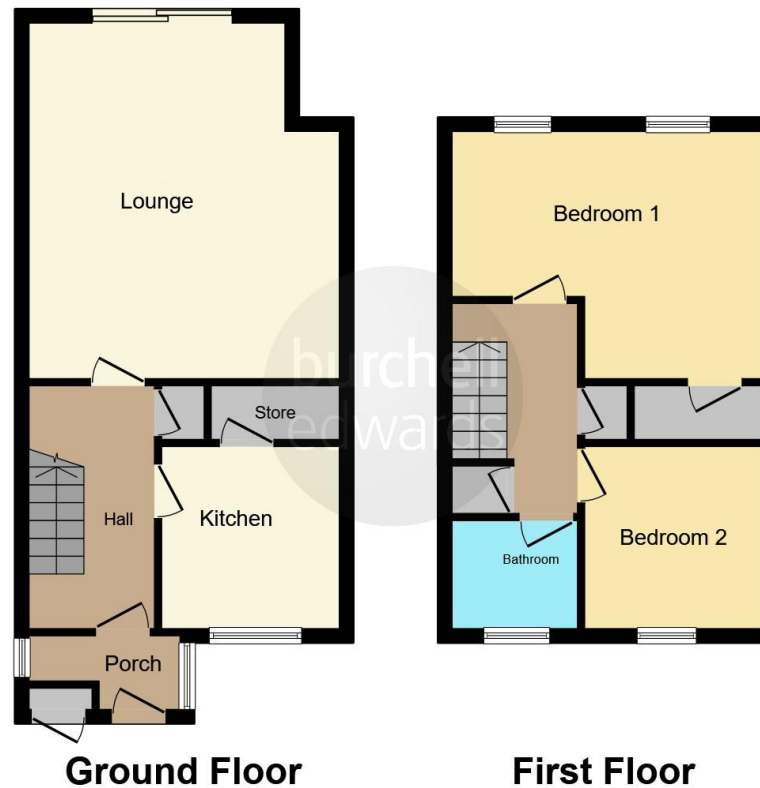
## Rear Garden

Block paved patio, laid lawn and rear access.









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EPC Rating: C

Tenure: Freehold

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