



Northleigh Road, Birmingham

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Property Description

Burchell Edwards are proud to offer this extended, four bedroom property located in the B8 area. This property has been modified to provide a family home with multiple bathrooms, extended kitchen/diner and ample off road parking

Entrance Porch

Double glazed windows to front and side elevations, tiled flooring and spotlights.

Study

Unable to measure. Double glazed bay window to front elevation, carpet and central heating radiator.

Lounge

16' 2" into bay x 15' 8" (4.93m into bay x 4.78m)
Double glazed bay window to front elevation, carpet and central heating radiator.

Kitchen/ Diner

27' 3" x 14' 7" max (8.31m x 4.45m max)
Double glazed patio doors and window to rear elevation, four velux windows, a range of wall and base units with work surface over incorporating a sink with drainer unit, connections for gas cooker, extractor, dishwasher, washing machine, spotlights, tiled flooring and central heating radiator.

Landing

Carpet and central heating radiator.

Bedroom One

8' 7" x 12' 10" (2.62m x 3.91m)

Double glazed window to rear elevation, carpet and central heating radiator.

Bedroom Two

8' x 7' 6" (2.44m x 2.29m)

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

Bedroom Three

10' 9" x 7' 10" (3.28m x 2.39m)

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

Bedroom Four

6' 11" x 7' 7" (2.11m x 2.31m)

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

Bathroom

Double glazed window to rear elevation, wash hand basin, W.C, bath, shower, vanity storage, heated chrome towel rail and tiling to walls.

Wet Room

Double glazed window to rear elevation, wash hand basin, shower, extractor and tiling to walls.

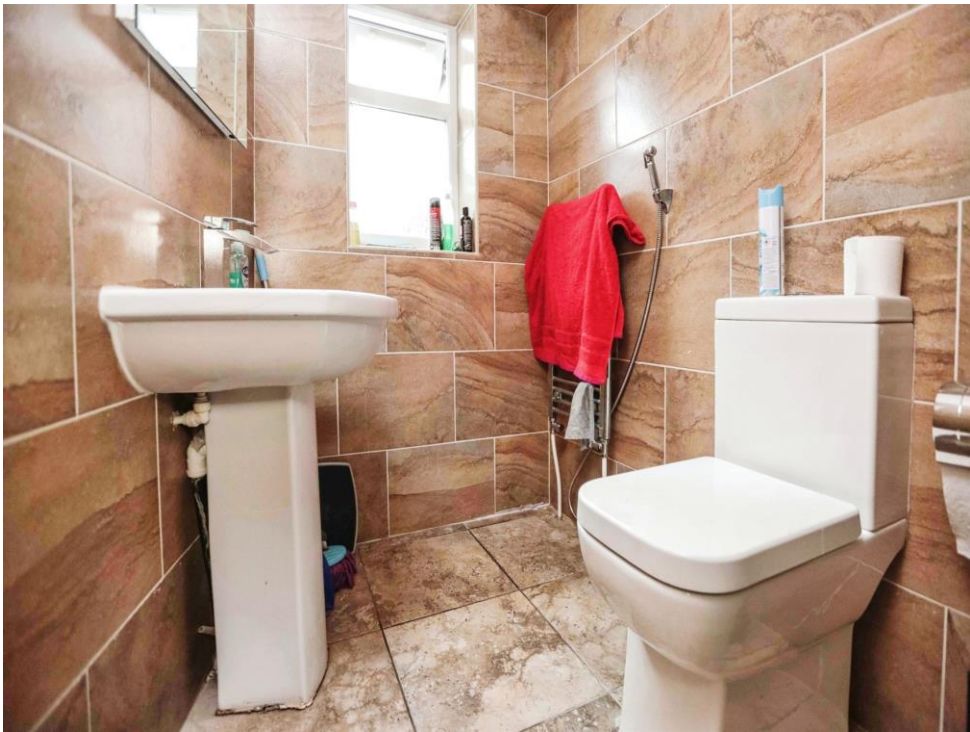
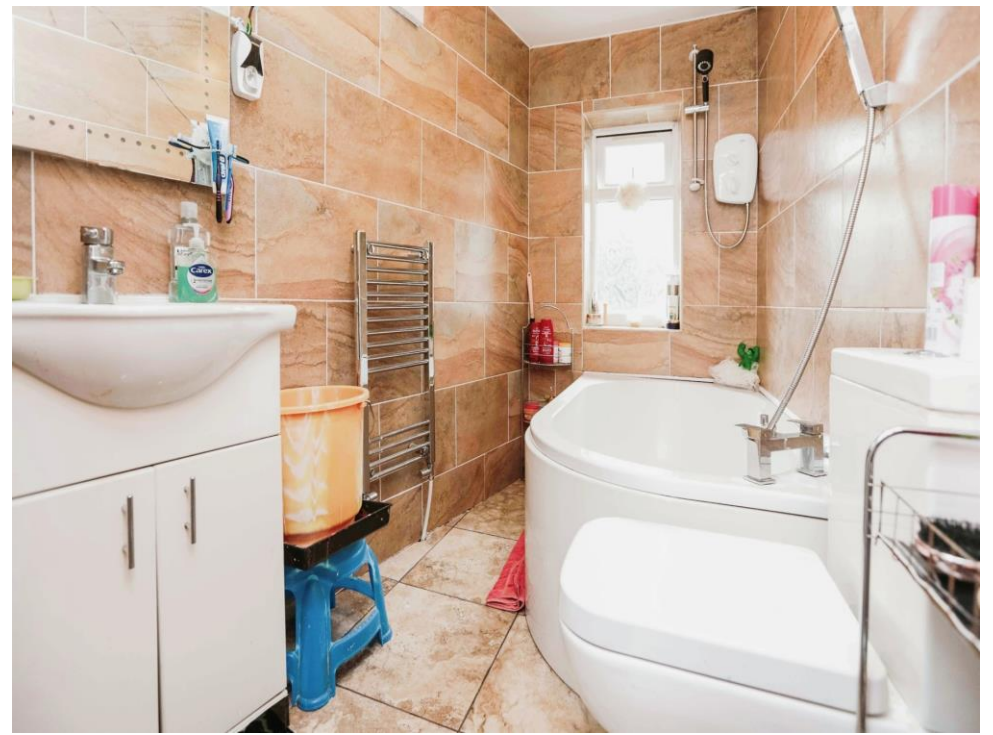
Front Garden

Block paved driveway providing off road parking.

Rear Garden

Side access to frontage and outside tap.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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T 0121 749 7888
E castlebromwich@burchelledwards.co.uk

2-4 Hurst Lane
 BIRMINGHAM B34 7HR

EPC Rating: C

Tenure: Freehold

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