



Cambridge Drive, Birmingham





Property Description

Burchell Edwards are delighted to present this four bedroom end-terrace property situated in the Marston Green area of Birmingham (B37). The property in brief comprises an entrance porch, lounge, kitchen diner, guest W/C, front and rear gardens, four bedrooms and a family bathroom.

Locality is key as the property is sat amongst many local amenities/shops and within close proximity of many transport links, proving to be a very popular area for school catchments and easy access to the M6/M42 Motorway.

This would make an ideal investment opportunity or purchase for larger/growing families. Additional benefits include double glazing and gas central heating.

We believe this property is of non-standard construction and therefore ask that all buyers are to make their own enquiries with regard to the suitability of the property and satisfy themselves with any regard to mortgage provision and other associated costs of purchase.

Entrance Porch

Double glazed door and window to side elevation, vinyl flooring and cupboard housing meters.

Entrance Hallway

Cupboard housing central heating boiler, vinyl flooring, central heating radiator and stairs to first floor accommodation.

Lounge

13' 7" x 14' 2" (4.14m x 4.32m)

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

Kitchen/ Dining Room

11' 6" x 14' 3" (3.51m x 4.34m)

Double glazed window and door to rear 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, space and plumbing for washing machine and dishwasher, tiling to splash prone areas, vinyl flooring and storage cupboard.



Landing

Two airing cupboards, loft access via hatch and carpet.

Bedroom One

12' 10" x 10' 3" max into recess (3.91m x 3.12m max into recess)

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

Bedroom Two

12' 1" x 9' 10" (3.68m x 3.00m)

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

Bedroom Three

10' 9" x 6' 10" (3.28m x 2.08m)

Double glazed window to rear and carpet.

Bedroom Four

10' 11" max into recess x 6' 10" max to recess (3.33m max into recess x 2.08m max to recess)

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

Bathroom

Double glazed window to rear elevation, W.C, wash hand basin, bath with rainfall shower, central heating radiator, spotlights and vinyl flooring.

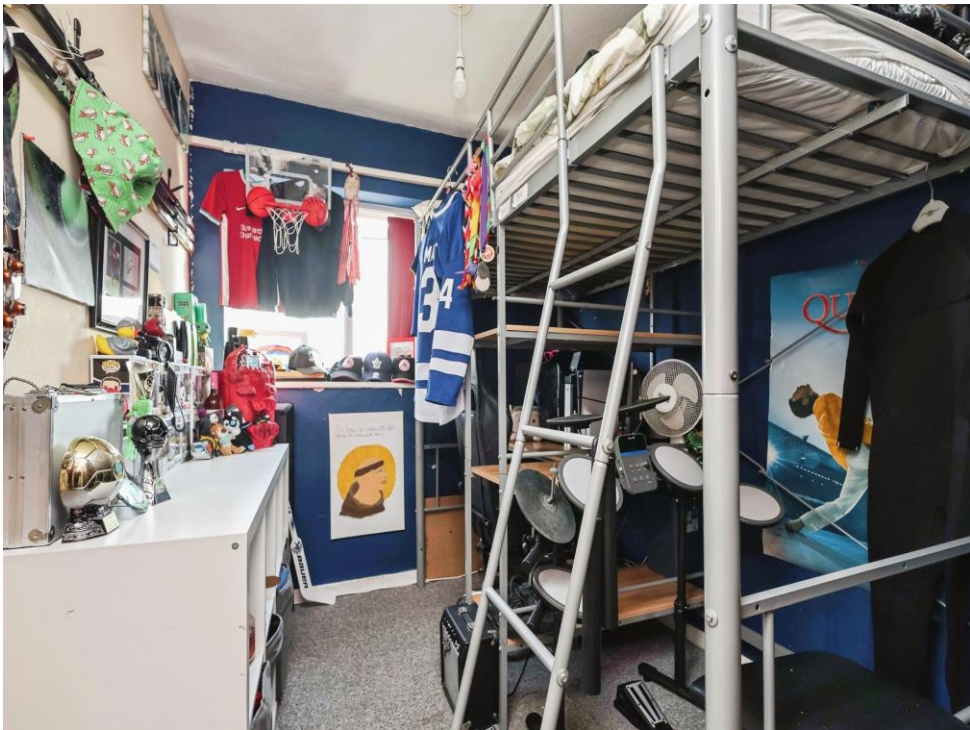
Front Garden

Lawned area and paved area.

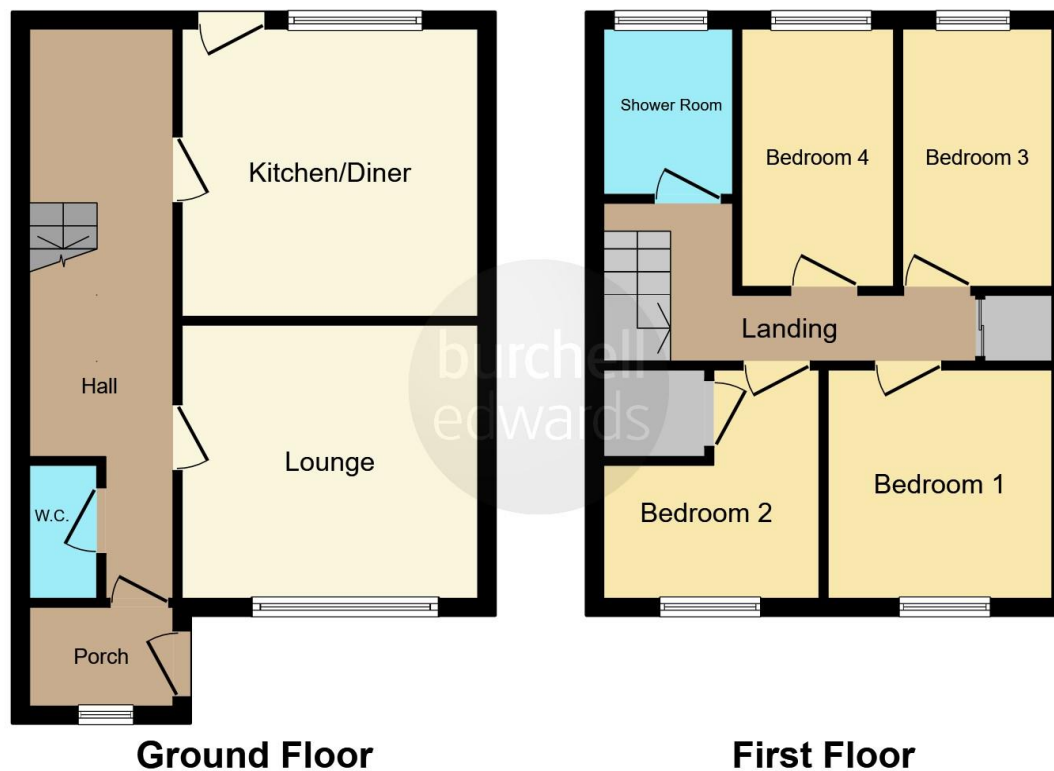
Rear Garden

Patio area, gated side access to frontage, plant beds and fencing to boundaries.









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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EPC Rating: D Council Tax
 Band: B

Tenure: Freehold

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