



Braymoor Road, Birmingham





Property Description

Burchell Edwards are delighted to offer this well presented three bedroom semi-detached family home situated in the Tile Cross area of Birmingham (B33).

The accommodation comprises of an entrance porch, hallway, through lounge, fitted kitchen, sun room, three bedrooms and a modern family bathroom.

Outside, the property benefits from both front and rear gardens as well as ample off-road parking by-way-of a driveway and garage.

Located within close proximity of many local shops and amenities and superb transport links making an easy commute into Birmingham and Solihull Town Centres.

We would recommend a viewing to be essential in order to appreciate the space and accommodation available.

Entrance Porch

Double glazed surround, tiled flooring and cupboard housing meters.

Entrance Hallway

Central heating radiator, carpet and stairs to first floor accommodation.

Through Lounge

27' 10" max into bay x 10' 5" max (8.48m max into bay x 3.17m max)

Double glazed bay window to front elevation, double glazed French doors to sun room, central heating radiator, carpet and electric fire place.

Kitchen

8' 3" x 8' 8" (2.51m x 2.64m)

Double glazed window to side elevation, double glazed door to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, four ring gas hob, electric oven and grill, dishwasher, washing machine, fridge freezer, laminate flooring and tiling to splash prone areas.

Sun Room

5' 6" x 10' 5" (1.68m x 3.17m)

Double glazed doors to side and rear elevations, double glazed window to rear elevation and tiled flooring.

Landing

Double glazed window to side elevation, loft access via hatch and carpet.

Bedroom One

15' 2" max into bay x 8' 10" plus wardrobe (4.62m max into bay x 2.69m plus wardrobe)

Double glazed bay window to front elevation, central heating radiator, carpet, fitted wardrobes and fitted storage under bay.

Bedroom Two

12' 5" x 10' 2" max (3.78m x 3.10m max)

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

Bedroom Three

7' 2" x 5' 9" (2.18m x 1.75m)

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

Bathroom

Double glazed window to rear elevation, bath with shower over, W.C, wash hand basin, heated towel rail and central heating boiler housed.

Front Garden

Block paved driveway providing off road parking and access to garage.

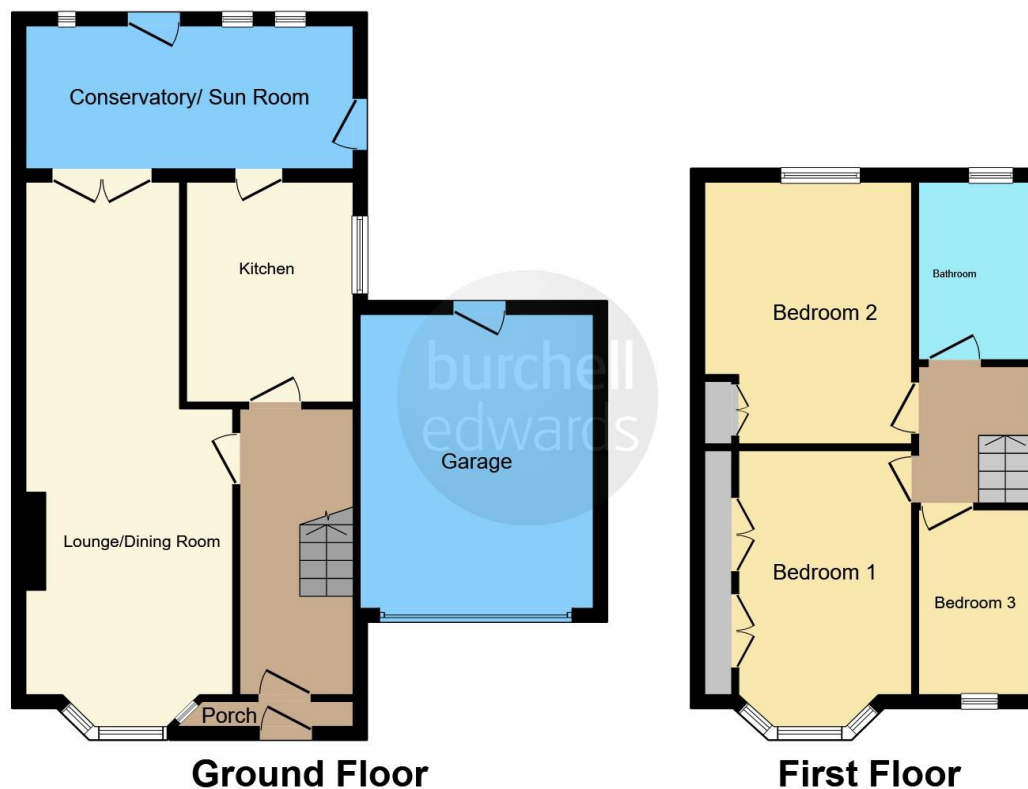
Rear Garden

Fully block paved, trees and shrubs, outside tap, fencing to all 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

To view this property please contact Burchell Edwards on

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EPC Rating: Council Tax
 Awaited Band: B

Tenure: Freehold

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