



Raford Road, Birmingham





Property Description

Burchell Edwards are pleased to present this three bedroom semi-detached property in Erdington perfect for first time buyers and investors alike. The property benefits from off road parking and accommodation briefly comprises; through lounge diner, kitchen and spacious rear garden on the ground floor, with three bedrooms and a family bathroom on the first floor. This property is situated in a quite location close to local amenities and public transport links.

Entrance Porch

Door to front elevation and tiled flooring.

Entrance Hallway

Timber door to front elevation, laminate flooring, central heating radiator and storage under stairs.

Through Lounge

25' 8" into bay x 10' (7.82m into bay x 3.05m)
Double glazed bay window to front elevation, double glazed double doors to rear elevation, central heating radiator and original fireplace.

Kitchen

13' 7" x 6' 2" (4.14m x 1.88m)
Double glazed window to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, cooker, hob, laminate flooring and central heating radiator.

Landing

Double glazed window to side elevation and loft access.

Bedroom One

12' 10" x 10' (3.91m x 3.05m)

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

Bedroom Two

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

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

Bedroom Three

6' 3" x 5' 4" (1.91m x 1.63m)

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

Bathroom

Double glazed window to rear elevation, W.C, wash hand basin, bath with shower over, central heating radiator, tiling to walls, tiled flooring and central heating radiator.

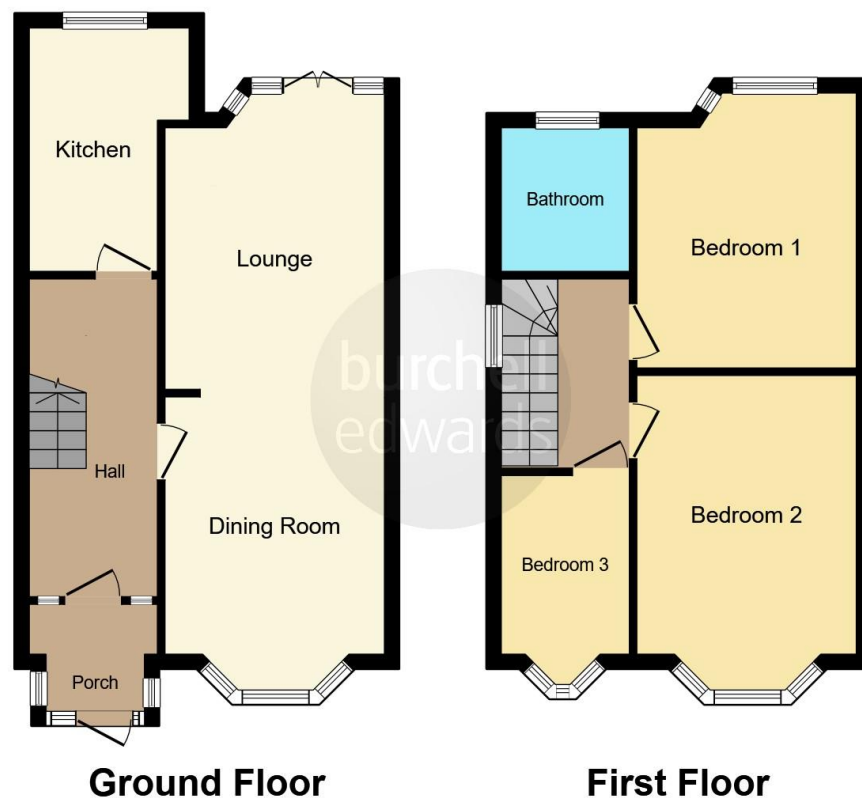
Rear Garden

Patio area, rear access, 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

Tenure: Freehold

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