



Crompton Road, Nechells Birmingham





Property Description

A well presented and recently refurbished two double bedroom home in a popular area of Erdington that would be a great first home or investment buy to let! This spacious property offers two good sized reception rooms, as well as a dry cellar, modern kitchen, huge double garage, two double bedrooms and a modern bathroom! Book your viewing with Burchell Edwards today!

Entrance Hallway

Double glazed door to front elevation, central heating radiator and stairs to first floor accommodation.

Cellar

12' 3" x 12' (3.73m x 3.66m)
Electric and lighting.

Lounge

11' 5" into recess x 12' 1" plus bay (3.48m into recess x 3.68m plus bay)
Double glazed bay window to front elevation, central heating radiator and fitted storage.

Dining Room

12' x 11' 9" into recess (3.66m x 3.58m into recess)
Double glazed window to rear elevation and central heating radiator.

Kitchen

11' 2" x 8' 4" (3.40m x 2.54m)
Two double glazed windows to rear and side elevations, double glazed door to rear elevation, a range of wall and base units with work surface over incorporating a sink with drainer unit, space and plumbing for washing machine, cooker, fridge, extractor and access to cellar.

Landing

Loft access and storage cupboard.

Bedroom One

15' 2" into recess x 11' 9" (4.62m into recess x 3.58m)

Double glazed window to front elevation and central heating radiator.

Bedroom Two

8' 10" max into recess x 12' 3" (2.69m max into recess x 3.73m)

Double glazed window to rear elevation and central heating radiator.

Bathroom

Double glazed window to rear elevation, P shaped bath, W.C, wash hand basin, heated towel rail and airing cupboard.

Rear Garden

Slabbed garden with plant beds and access to garage.

Garage

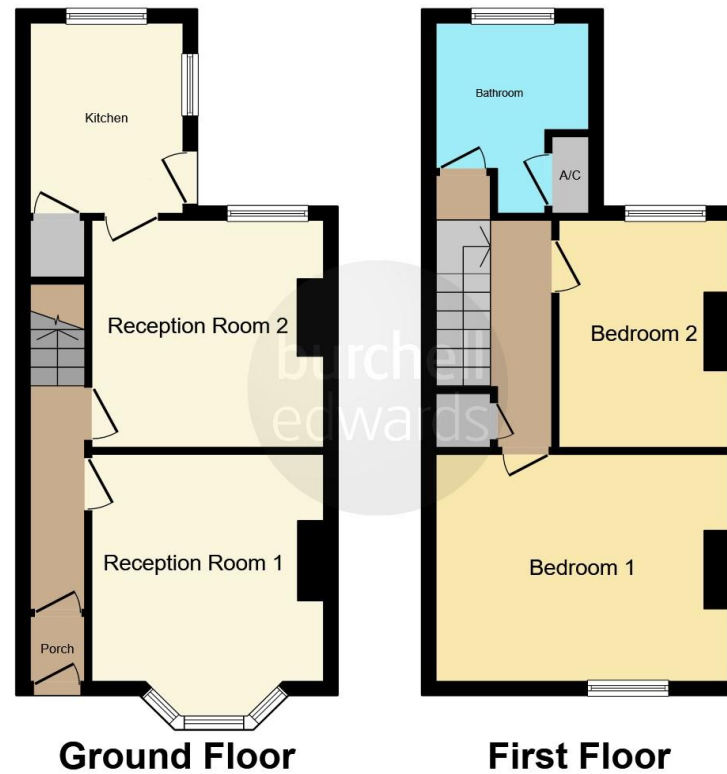
12' 9" x 24' 8" (3.89m x 7.52m)

Power, lighting and alarm.









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: C

Tenure: Freehold

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